

FULL PLANNING PERMISSION GRANTED

To:	- rgp Ltd	Application no: 22/02084/FULM
	Waterloo House	Applicant: Bletchley View Ltd
	71 Princess Road West	Brampton House
	Leicester	19 Tenter Rd
	LE1 6TR	Moulton Park
	United Kingdom	Northampton
		NN3 6PZ

Milton Keynes Council, under their powers provided by the above legislation, **Permit** the

Variation of condition 1 (Approved drawings) seeking to alter approved drawings due to fire strategy and CDM workshops, relating to permission ref.

21/00679/FULMMA (Variation to condition 1 (approved plans) of planning permission related to 16/02451/FUL (Demolition of all existing buildings and replacement with the erection of 184 residential dwellings comprising 172 one and two bedroomed apartments and 12 townhouses, community use (D1) and flexible use across A1, B1a or D2, provision of private open space and landscaping, provision of an internal vehicular network and associated highway works and car parking) for amendments to overall floor plans, apartment types, communal spaces and other associated alterations. Minor amendments to heights to suit structural grid, parapet support, floor to ceiling heights and the addition of lift overruns)

At: Land To The South of Princes Way And West of Albert Street Bletchley

In accordance with your application, valid on 18th August 2022.

Approval is given subject to the condition(s) set out below. Some of the conditions may require further details to be provided **before the development commences**. The conditions need to be complied with for the permission to remain valid. If the conditions are not complied with, legal action can be taken against the developer and the land

owner. The details required by the conditions, need to be submitted formally to the Council. Call the Planning Enquiries number at the bottom of the page or use the link www.milton-keynes.gov.uk/publicaccess for further details.

Conditions:

(1) The approved development shall be carried out in accordance with the following drawings/details:

Received on: 17.11.2022

100-331-Site-P-001 C Site Plan North

Received on: 18.08.2022

100-331-Block A-P-011 A	Block A Ground and First Floor Plan
100-331-Block A-P-012 A	Block A Second and Third Floor Plan
100-331-Block A-P-013 A	Block A Fourth and Fifth Floor Plan
100-331-Block A-P-014 A	Block A Sixth and Seventh Floor Plan
100-331-Block A-P-015 A	Block A Eighth and Ninth Floor Plan
100-331-Block A-P-016 A	Block A Elevation 1
100-331-Block A-P-017 A	Block A Elevation 3
100-331-Block A-P-018 A	Block A Elevations 2 and 4
100-331-Block B-P-021 A	Block B Ground and First Floor Plan
100-331-Block B-P-022 A	Block B Second and Third Floor Plan
100-331-Block B-P-023 A	Block B Fourth and Fifth Floor Plan
100-331-Block B-P-024 A	Block B Sixth and Seventh Floor Plan
100-331-Block B-P-025 A	Block B Elevations 1 and 2
100-331-Block B-P-026 A	Block B Elevations 3 and 4
100-331-Block C-P-031 A	Block C Plans
100-331-Block C-P-032 A	Block C Elevations
100-331-Block D-P(041 A)	Ground and First Floor Plan
100-331-Block D-P(042 A)	Second and Third Floor Plan
100-331-Block D-P(043 A)	Fourth and Fifth Floor Plan

100-331-Block D-P(044 A) Sixth and Seventh Floor Plan
100-331-Block D-P(045 A) Roof Floor Plan
100-331-Block D-P(046 A) Elevation 1 and 2
100-331-Block D-P(047 A) Elevation 3 and 4
100-331-Block E-P(051 A) Ground and First Floor Plan
100-331-Block E-P(052 A) Second and Third Floor Plan
100-331-Block E-P(053 A) Fourth and Fifth Floor Plan
100-331-Block E-P(054 A) Roof Floor Plan
100-331-Block E-P(055 A) Elevation 1 and 2
100-331-Block E-P(056A) Elevation 3 and 4
100-331-Block F-P(061 A) Floor Plans
100-331-Block F-P(062 A) Elevations
100-331-Site-P-002 A Roof Plan North
100-331-Site P(003 A) Site Plan South
100-331-Site P(004 A) Roof Plan South
Bletchley View MMA Design Statement

Plans received 28/09/2016:

Location Plan As Existing, Drawing No. EX-001 D05

Winvic, Bletchley View - Planning submittal to discharge Condition 10; Dated: August 2022, Received: 16/08/2022

Bletchley View - Proposed Materials Selection; Received: 16/08/2022

Cube Metals Ltd, Structural and Architectural Fabrication - Modular Bolt-On Balconies; Received: 16/08/2022

E21062-RGP-B-XX-SK-A-2905 Rev. P02 - Sketch Block B Roofs Proposal; Dated: 28/07/2022, Received: 16/08/2022

E21062-RGP-E-XX-SK-A-5904 Rev. P02 - Sketch Block E Roofs Proposal; Dated: 28/07/2022, Received: 16/08/2022

E21062-RGP-F-RF-SK-A-6904 Rev. P02 - Sketch Block F Roofs Proposal; Dated: 28/07/2022, Received: 16/08/2022

Vieo Euroclad Group, The Modern Alternative to Traditional Metal Roof and Walls; Dated: April

2021, Received: 16/08/2022

JWD Architectural Aluminium Limited, Face Fix Aluminium Rainscreen System - Technical Data Sheet; Received: 16/08/2022

Forterra, Butterfly Bricks - Granite Ash; Received: 16/08/2022

Kawneer UK Ltd - Curtain Wall Systems; Dated: June 2021, Received: 16/08/2022

Sky Garden - Sedum Blanket System; Received: 16/08/2022

Modus - uPVC Eurocell Brochure; Dated: July 2018, Received: 16/08/2022

Velux Edition 3 Product Information; Dated: 01/07/2020, Received: 16/08/2022

Wienerberger - Ashington Red Multi, Product Technical Information Sheet; Dated: 15/09/2020, Received: 16/08/2022

Axter Ltd - Waterproofing Systems; Received: 16/08/2022

9308-TPP-03 Rev. B - Tree Protection Plan, South Phase; Dated: 09/06/2022, Received: 11/07/2022

FPCR - Arboricultural Method Statement Rev. B; Dated: 02/09/2022, Received: 02/09/2022

Yonder, 2554 Rev. 2 - Part L1A Compliance Report; Dated: 14/06/2022, Received: 11/07/2022
Supporting documentation -

Salus - 501428, Initial Notice: Section 47 of the Building Act 1984 ("The Act"); Dated: 26/02/2020, Received: 01/08/2022

20/01862/IN - Acceptance of Initial Notice; Dated: 3rd March 2020, Received: 01/08/2022

Salus - 501428, Site Inspection Log Book; Dated: 20/09/2021, Received: 01/08/2022

FPCR, Winvic Construction Ltd - Ecological Enhancement Strategy Rev. B; Dated: 29/07/2022, Received: 12/08/2022

D39157B/PMU/B - Bletchley View Phase 1; Dated: 13/06/2022, Received: 11/07/2022

Details received on 13/09/2021:

Drainage Statement (Hexa ref: 600296/Date: 02 September 2021/Revision: V03)

600296-HEX-00-00-DR-C-9100 Rev P02 Drainage Layout -North Site

600296-HEX-00-00-DR-C-9100 Rev P02 Drainage Layout -SouthSite

Drainage Statement (Hexa ref: 600296/Date: 02 September 2021/Revision: V03)
600296-HEX-00-00-DR-C-9100 Rev P02 Drainage Layout -North Site
600296-HEX-00-00-DR-C-9100 Rev P02 Drainage Layout -SouthSite

Reason: For the avoidance of doubt and in accordance with the requirements of The Town and Country Planning (General Development Procedure) (England) Order 2015.

(2)The development shall be carried out in accordance with the Construction Management Plan submitted and approved with ref. 20/01487/DISCON.

Reason: For the safety and convenience of users of the highway and to protect the amenity of neighbours during the construction process in accordance with the provisions of policies CT1, CT2 and NE6 of Plan:MK.

(3)The Surface Water Drainage Scheme and associated management and maintenance plan approved under permission 21/02791/DISCON on 21.10.2021 shall be carried out in accordance with the approved timetable for their implementation, and maintained thereafter.

Reason: To ensure satisfactory and sustainable surface water drainage to prevent the increased risk of flooding on or off site in accordance with policies FR1 and FR2 of Plan:MK.

(4)Prior to the commencement of any works other than the laying of foundations, the details of the proposed finished floor levels of all buildings and the finished ground levels in relation to existing ground levels shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved levels.

Reason: To ensure that development is carried out at suitable levels in accordance with policies D1 and D5 of Plan:MK.

(5)Remedial works shall be carried out in accordance with the details submitted and

approved under ref. 20/01487/DISCON prior to first occupation of any part of the development. Should any unforeseen contamination be encountered in that phase or part of the development the local planning authority shall be informed immediately. Any additional site investigation and remedial work that is required as a result of unforeseen contamination shall be carried out to the written satisfaction of the local planning authority.

Reason: To ensure that the site is fit for its proposed purposes and any potential risks to human health, property, and the natural and historical environment, are appropriately investigated and minimised in accordance with policy NE6 of Plan:MK.

(6)The development shall be carried out in accordance with the documents submitted and approved under permission 21/02791/DISCON on 21.10.2021.

Reason: To prevent environmental and amenity problems in accordance with policy NE6 of Plan:MK.

(7)The development shall be carried out in accordance with the arboricultural details as approved under permission 22/01733/DISCON on 21.09.2022.

Reason: To protect existing trees and hedgerows during the construction process in accordance with policies SD1, D1 and D5 of Plan:MK.

(8)All existing trees and hedgerows to be retained shall be protected during the construction phase in accordance with the provisions of BS 5837:2012 'Trees in relation to design, demolition and construction-Recommendations'.

Reason: To ensure that there is adequate tree protection measures in accordance with policies SD1, D1 and D5 of Plan:MK.

(9)The development shall be constructed in accordance with the full materials specification approved under planning permission 22/02054/DISCON on 11.10.2022.

Reason: To ensure a satisfactory appearance of the development and in accordance with

policies D1, D2 and D3 of Plan:MK.

(10) Prior to the commencement of the construction of the development hereby permitted above ground floor level, a noise assessment and mitigation scheme shall be submitted and approved in writing by the local planning authority. The development shall be carried out in accordance with the approved mitigation details.

Reason: To safeguard the amenities of future occupiers in accordance with policy NE6 of Plan:MK.

(11) The development shall be carried out in accordance with the details as approved under permission 22/01733/DISCON on 21.09.2022.

Reason: To ensure that the development achieves a reduction in carbon emissions in accordance with policy SC1 of Plan:MK.

(12) Prior to the commencement of the construction of the development hereby permitted above ground floor slab level, a soft and hard landscaping scheme shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall show the numbers, types and sizes of new trees and shrubs to be planted and their location in relation to proposed roads, footpaths and drains together with planting details. The landscaping scheme shall be carried out in accordance with the approved details within twelve months following commencement of development or in accordance with a timetable that shall have previously been submitted to and approved in writing by the local planning authority. Any trees or shrubs removed, dying, severely damaged or diseased within five years of planting shall be replaced in the next planting season with trees or shrubs of such size and species as may be approved in writing by the Local Planning Authority.

Reason: To safeguarding the character of the area and in the interests of biodiversity in accordance with policy NE3 of Plan:MK.

(13) The development shall be carried out in accordance with the biodiversity enhancement scheme as approved under permission 22/01733/DISCON on 21.09.2022.

Reason: To ensure development includes biodiversity enhancement measures in accordance with policy NE3 of Plan:MK.

(14)The development shall be carried out in accordance with the lighting details as approved under permission 22/01733/DISCON on 21.09.2022.

Reason: To ensure that the development does not detract from residential amenity and the appearance of the locality and in the interests of ecology and crime prevention in accordance with Policy NE6 of Plan:MK.

(15)Prior to the occupation of the development hereby permitted, full details of all of means enclosures to be erected within the site shall be submitted to and approved in writing by the local planning authority. The development shall be carried out in accordance with the approved details.

Reason: To protect the appearance of the locality, safeguard residential amenity and in the interest of crime prevention in accordance with policies D1, D3 and D5 of Plan:MK.

(16)The dwellings shall not be occupied until the parking spaces for the development have been provided in accordance with the approved plans and a management plan for the allocation of parking spaces that has previously been submitted to and approved in writing by the local planning authority. The car parking shall be permanently retained and operated in accordance with the approved details thereafter.

Reason: To ensure adequate parking provision at all times so that the development does not prejudice the free flow of traffic or the safety on the neighbouring highway in accordance with the provisions of policy CT10 of Plan:MK.

(17)The development shall not be occupied until the refuse stores and bicycle parking have been provided in accordance with the approved plans. The refuse stores and bicycle parking shall be permanently retained thereafter.

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT)
(ENGLAND) ORDER 2015 (AS AMENDED)



Reason: To ensure that adequate parking and refuse facilities are provided to serve the development in accordance with policies CT3, CT10 and D5 of Plan:MK.

Building Regulations

Please note that this is a planning permission only and you may also require approval under the Building Regulations. If you are in any doubt about this you can get further information via <https://www.milton-keynes.gov.uk/planning-and-building/building-control> or the Building Control Helpline Tel. (01908) 252721.

Your attention is drawn to the attached notes

20th January 2023

A handwritten signature in blue ink, consisting of a stylized 'M' and 'K' followed by a horizontal line.

Head of Planning
ie Council

Appeals to the Secretary of State

If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State for the Environment under Section 78 of the Town and Country Planning Act 1990 (as amended).

If you want to appeal, then you must do so within six months of the date of this notice. The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.

You can appeal using a form that you can get from The Planning Inspectorate, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN. Customer Support Unit, Tel: 0117 372 6372. Appeal forms and guidance can also be downloaded from the Planning Inspectorate's website www.planning-inspectorate.gov.uk.

Alternatively, the Planning Inspectorate have introduced an online appeals service which you can use to make your appeal online. You can find the service through the Appeals area of the Planning Portal – <https://www.planningportal.co.uk/info/200207/appeals>. The Inspectorate will publish details of your appeal on the internet (on the Appeals area of the Planning Portal). This may include a copy of the original planning application form and relevant supporting documents supplied to the local planning authority by you or your agent, together with the completed appeal form and information you submit to the Planning Inspectorate. Please ensure that you only provide information, including personal information, that you are happy will be made available to others in this way. If you supply personal information belonging to a third party please ensure have their permission to do so. More detailed information about data protection and privacy matters is available on the Planning Portal.

The Secretary of State need not consider an appeal if it seems to him that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to

any directions given under a development order.

In practice, the Secretary of State does not refuse to consider appeals solely because the local planning authority based their decision on a direction given by him.

Purchase Notices

If either the local planning authority or the Secretary of State for the Environment refuses permission to develop land or grants it subject to conditions, the owner may claim that they can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by carrying out of any development which has been or would be permitted.

In these circumstances, the owner may serve a purchase notice on the Council (District Council, London Borough Council, or Common Council of the City of London) in whose area the land is situated. This notice will require the Council to purchase their interest in the land in accordance with the provision of Part VI of the Town and Country Planning Act 1990.

Compensation

In certain circumstances compensation may be claimed from the local planning authority if permission is refused or granted subject to conditions by the Secretary of State appeal or reference of the application to him.

These circumstances are set out in section 114 and related provisions of the Town and Country Planning Act 1990 (as amended).

The Party Wall etc. Act 1996

Anyone intending to carry out work described in the Act MUST give adjoining owners at least 2 months notice in writing of their intentions.

The Act covers:- (i) work to be carried out directly to an existing party wall or structure
(ii) new building at or astride the boundary line between properties
(iii) excavation within 3 or 6 metres of a neighbouring building or structure, depending on

the depth of the hole or foundations

If you are not sure whether the Act applies to work that you are planning, you should

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT)
(ENGLAND) ORDER 2015 (AS AMENDED)



seek professional advice. A free explanatory booklet is available from ODPM Free Literature, PO Box 236, Wetherby, West Yorkshire, LS23 7BN. Tel 0870 1226236 e-mail odpm@twoten.press.net

Planning and Placemaking
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