
ITEM 3j- 22/00414/FUL – Land opposite 37 Preston Road Coppull

The recommendation remains as per the original report.

The following conditions are suggested:

1. The development hereby permitted shall be carried out in accordance with the approved plans below:

Title	Plan Ref	Received On
Plan showing location and site plan		5 May 2022
Plan titled Existing Stable Block	Revision A	8 April 2022

Reason: For the avoidance of doubt and in the interests of proper planning

2. Within one month of the date of this permission, full details of the containment, storage and disposal of manure shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the manure shall be contained, stored and disposed in accordance with the approved details.

Reason: In the interests of pollution prevention.

3. If the use of the stables hereby permitted ceases for a period of one year within 10 years from the date of this permission, they shall be removed from the land and the land shall be restored to its former condition.

Reason: In accordance with the Rural Development Supplementary Planning Document and to avoid the proliferation of buildings in the Green Belt for which there is not a continuing need.

4. The stables hereby permitted shall be used for the stabling of horses and storage of associated equipment and feed only and, in particular, shall not be used for any business or commercial use.

Reason: To define the permission as a commercial livery would warrant further assessment in respect of highways considerations and neighbour amenity.