

## TOWN AND COUNTRY PLANNING ACT 1990

Town and Country Planning General Development Order 1988

## BOROUGH COUNCIL OF CASTLE POINT

To M.G.E. Kemp (Properties) Ltd.,  
Calmark House, Brunel Road,  
Manor Trading Estate,  
Benfleet, Essex

This Council, having considered your \* (~~outline~~) application to carry out the following development:-

Erection of a new security fence, the establishment of ground levels and provision of hard standing areas for car parking and servicing, the provision of a service road and rear access to units and the provision of a retaining wall to the north side of the service road at Calmark House, Brunel Road, Manor Trading Estate, Benfleet

in accordance with the plan(s) accompanying the said application, do hereby give notice of their decision to GRANT PERMISSION for ~ (the said development)

subject to compliance with the following conditions:-

SEE ATTACHED SCHEDULE

The reasons for the foregoing conditions are as follows:-

SEE ATTACHED SCHEDULE

COUNCIL OFFICES, KILN ROAD  
THUNDERSLEY, BENFLEET, ESSEX  
SS7 1TF.

17th August, 1994  
Dated Bam Rollison.  
Signed by Bam Rollison.  
Chief Executive 3

Note! This permission does not incorporate Listed Building Consent unless specifically stated.

\* This will be deleted if necessary

~ Details of the development now permitted will be inserted here, where this is not precisely the same as that described in the application.

**IMPORTANT - ATTENTION IS DRAWN TO THE NOTES OVERLEAF**

SCHEDULE OF CONDITIONS AND REASONS WHICH  
FORM PART OF DECISION NOTICE NO. CPT/368/94

CONDITIONS

1. The development hereby permitted shall be begun on or before the expiration of five years beginning with the date of this permission.
2. Surface water from impermeable vehicle parking areas and service areas shall be passed through a storm by-pass oil interceptor. It must be designed to receive flows up to 50mm/hour from the connected area with all flows up to 5mm/hour rainfall passing through the interceptor and receiving minimum 6 minutes retention in each interception chamber.
3. There shall be no open storage of goods, materials or waste outside the building on the site without the prior consent in writing of the Castle Point Borough Council.
4. The hardstanding areas shall only be used for the parking of vehicles for purposes ancillary to the use of the building on the site and for the servicing of the building and for no other purpose whatsoever without the prior consent in writing of the Castle Point Borough Council.
5. The vehicle hardstand areas shall be constructed and finished in accordance with the details set out in the agent's letter dated 14th July, 1994 and a copy returned herewith. Such details shall be undertaken before any part of the development hereby approved is first used.
6. There shall be no stacking of vehicles or parts of vehicles on the site.
7. There shall be no engineering, industrial, manufacturing, repair or preparation activities undertaken on the open areas of the site including works related to vehicles and vehicle bodies.
8. A 3m wide landscape buffer shall be provided and retained along the northern and eastern boundaries of the site in accordance with details to be submitted to and agreed in writing by the Castle Point Borough Council. This scheme shall be implemented within the first planting season of the first use of the development hereby approved and should contain predominantly indigenous deciduous species in character with the surroundings.

REASONS

1. This condition is imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
2. To prevent pollution of the water environment.
3. & 4. So that full consideration of these details may be undertaken and to protect the character and amenity of the area and the adjoining Green Belt.
5. To protect the character and amenity of the area and the adjoining Green Belt.
- 6,7,8. In the interests of the character and amenity of the area.

Dated: 17th August, 1994

Signed by:.....

Chief Executive and Clerk  
of the Council

*Barry Rollison*

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