

Amend the following conditions to read as follows:

3) No development shall take place until schedule/samples of the materials (which shall include ragstone plinths on the properties fronting Lenham Road and the use of natural slate and timber boarding on the elevations of key buildings) and finishes to be used in the construction of the external walls, roofs, windows and doors of the buildings hereby permitted have been submitted to and approved in writing by the LPA. Development shall be carried out in accordance with the approved details.

15) No development shall take place until details of all fencing, walling and other treatments, which shall include inter alia, the provision of a boundary treatment along the Lenham Road frontage to demarcate the residential curtilage from the trees and gaps to allow passage of small mammals (including hedgehogs) under all other appropriate boundaries, have been submitted to the LPA and approved in writing. The development shall be carried out in accordance with the approved details before the first occupation of the development hereby permitted and maintained thereafter.

**Recommendation:**

**My recommendation remains unchanged, subject to the amendment set out above.**