

**HW/FUL/24/00442 –
Elm Hatch, Harlow CM18 6BH**

Installation of modular retail units to provide temporary trading space for the Convenience Store for the duration of the development works associated with planning application reference HW/FUL/23/00331

Aerial Photo

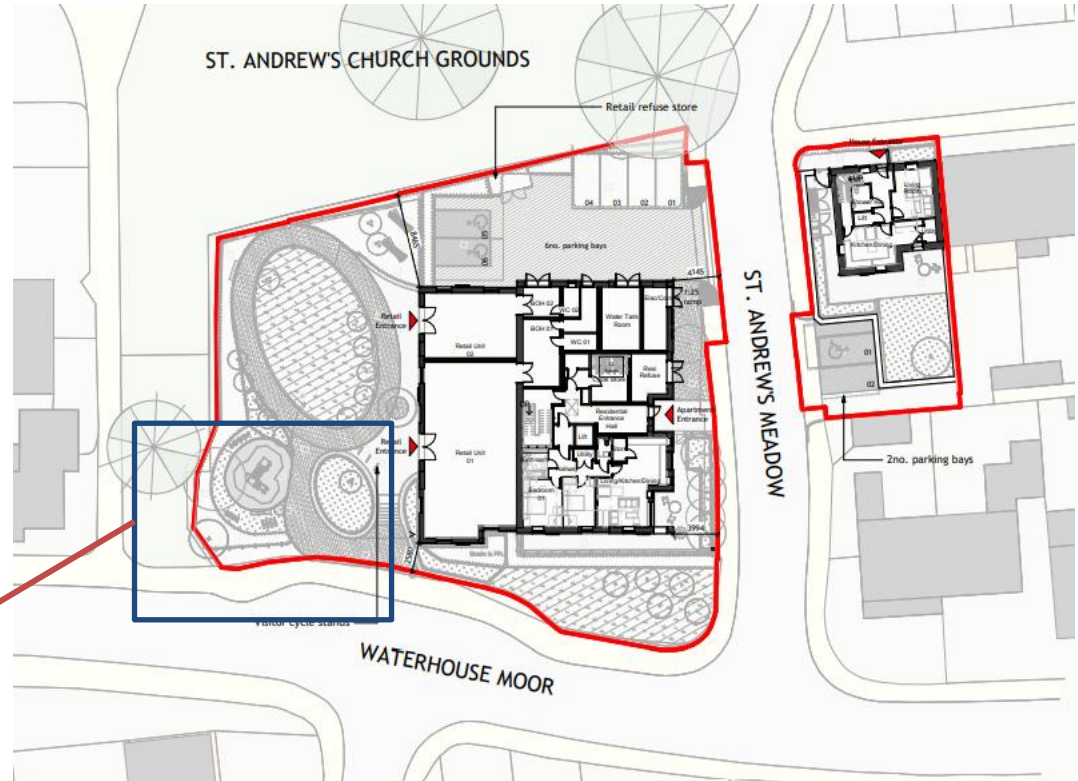
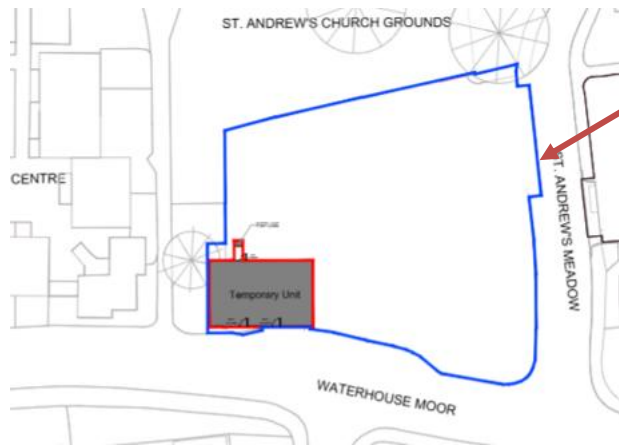


Application Site

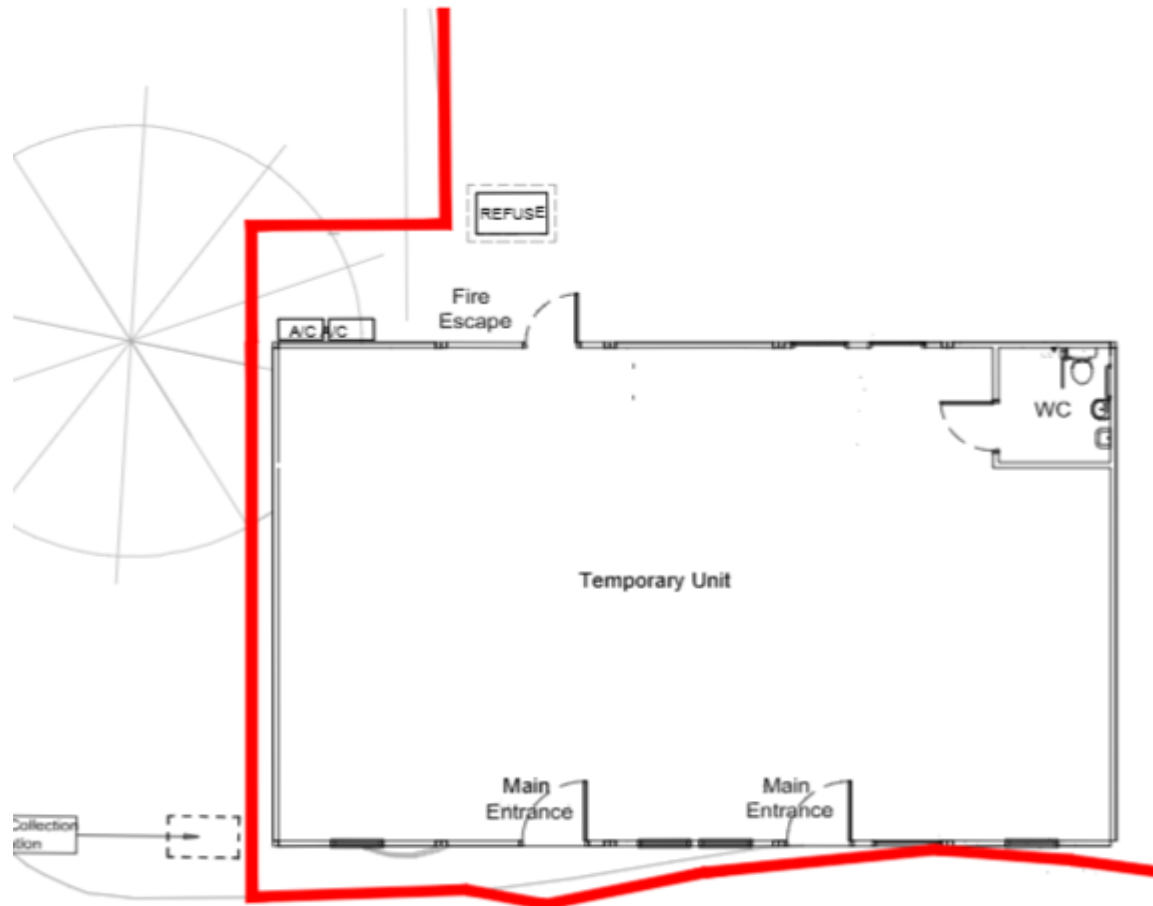
Application Site



Approved Scheme – HW/23/00331



Proposed Ground Floor Plan



AIA – impacted tree

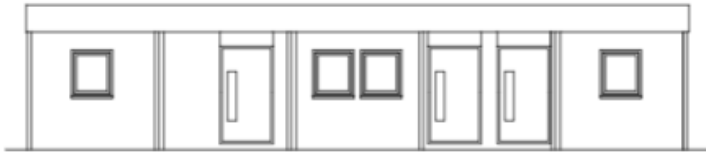


Tree pruned to facilitate development

Recovery potential 50/50

On site method statement to be secured by condition –
Recommendation of Council's tree officer

Proposed Elevations



1 South Elevation- Proposed
Scale: 1:100 @ A3



2 West Elevation- Proposed
Scale: 1:100 @ A3



3 North Elevation- Proposed
Scale: 1:100 @ A3



4 East Elevation- Proposed
Scale: 1:100 @ A3

Photographs



Recommendation

Grant planning permission subject to the conditions outlined in the report and as summarised below:

- Temporary period for two years from the date of consent and a further six months (30 months in total) for the units to be removed and the land restored to its use associated with application reference HW/FUL/23/00331
- Restriction of use to Use Class E (a) only
- Opening hours – 0700-2100 Mondays to Sundays including bank and public holidays
- No deliveries between 2200 – 0600 Mondays to Sundays including bank and public holidays
- Development in accordance with approved plans

Note – removal of condition 4 on papers as AIA has been received
Additional condition as per update sheet – replacement tree to be planted