

List of Proposed Conditions should Appeal be Allowed, without prejudice to the LPA's case.

1. This permission shall be limited to a period being the period of 1 year from the date of this decision. At the end of this period the use of the land hereby permitted shall cease, all caravans, buildings, structures, materials and equipment brought onto, or erected on the site, or works undertaken to it in connection with the use shall be removed and the land restored to its former condition before the development took place.

REASON: To ensure the development is carried out on a temporary basis only in the interests of visual amenity and the character and appearance of the open countryside, and in recognition of the unsustainable nature of the location in accordance with Policy 13 of the North Northamptonshire Core Spatial Strategy and Policy 7 of the Local Plan.

2. The site shall not be occupied by any persons other than gypsies and travellers as defined in Annex 1 of Planning Policy for Traveller Sites (CLG August 2015).

REASON: To ensure that the use is implemented as an exception to the general presumption against development in the open countryside, in accordance with policies 1, 9, 13 and 17 of the North Northamptonshire Core Spatial Strategy and Policy 7 of the Local Plan.

3. The residential occupation of the site hereby permitted shall be carried out only by Mr Patrick Gavin, Mrs Anne Gavin and their dependants. No other persons shall occupy the site.

REASON: To ensure that the use is implemented as an exception to the general presumption against development in the open countryside, in accordance with policies 1, 9, 13 and 17 of the North Northamptonshire Core Spatial Strategy and Policy 7 of the Local Plan.

4. There shall be no more than two caravans, as defined in the Caravan Sites and Control of Development Act 1960 and the Caravans Sites Act 1968 (of which no more than one shall be a static caravan) stationed on the site at any time.

REASON: In the interests of securing an appropriate form of development and in the interests of visual amenity and character and appearance of the open countryside in accordance with Policy 13 of the North Northamptonshire Core Spatial Strategy.

5. No commercial activities shall take place on the site including the external storage of materials. No vehicle over 3.5 tonnes shall be stationed, parked or stored on the site.

REASON: In the interests of visual amenity and character and appearance of the open countryside in accordance with Policy 13 of the North Northamptonshire Core Spatial Strategy.

6. There shall be no external illumination on the site at any time other than in accordance with a detailed scheme which shall first have been submitted to and approved in writing by the Local Planning Authority.

REASON: In the interests of visual amenity and character and appearance of the open countryside in accordance with Policy 13 of the North Northamptonshire Core Spatial Strategy.

7. Apart from the development hereby granted temporary approval, no additional structures including kennels, outbuildings or other structures shall be constructed and placed on the site unless such structures have been first granted a separate planning permission.

REASON: In the interests of visual amenity and character and appearance of the open countryside in accordance with Policy 13 of the North Northamptonshire Core Spatial Strategy.

Should proposed condition 1 not be agreed by the Planning Inspectorate a further condition for landscaping of the site would be considered necessary:

8. Within 28 days of the date of this decision, a scheme of landscaping which shall specify species, planting sizes, spacing and numbers of trees and shrubs to be planted shall be submitted to and approved by the Local Planning Authority. The approved scheme shall be carried out in the first planting and seeding seasons following approval of the scheme, unless these works are carried out earlier. Any trees or plants which, within a period of 7 years from the date of planting, die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.

REASON: In the interests of visual amenity and character and appearance of the open countryside in accordance with Policy 13 of the North Northamptonshire Core Spatial Strategy