

## STANDARD CONDITIONS

In order to save space standard conditions applied to all outline, full and reserved matters consents have been omitted, although the numbering of the conditions takes them into account. The standard conditions are as follows:-

### Outline Consent

1. The layout, scale, appearance, means of access thereto and landscaping shall be as may be approved by the Local Planning Authority.
2. Detailed plans and drawings with respect to the matters reserved for subsequent approval shall be submitted to the Local Planning Authority within three years of the date of this permission and the development hereby permitted shall be commenced not later than the later of the following dates:-
  - (a) the expiration of THREE years from the date of this permission
  - or
  - (b) the expiration of TWO years from the final approval of the reserved matters or, in the case of approval on different dates, the final approval of the last such matter to be approved.

### Reserved Matters Consent

The development shall be carried out in accordance with the plans submitted and in accordance with the conditions attached to the outline planning permission.

### Full Consent

The development hereby permitted shall be commenced within THREE years from the date hereof.

## RELEVANT INFORMATION

The planning applications referred to in this agenda together with responses from consultations and all other representations received are available for inspection with the exception of certain matters relating to the personal circumstances of the applicant or objector or otherwise considered confidential in accordance with Local Government (Access to Information) Act 1985.

In considering the applications the following policy documents will, where relevant, be taken into account:-

Town and Country Planning Act 1990

Planning and Compulsory Purchase Act 2004

Cumbria and Lake District Joint Structure Plan

Copeland Local Plan 2001-2016 - adopted June 2006

Lake District National Park Local Plan - Adopted May 1998

Cumbria Car Parking Guidelines

Department for Communities and Local Government (DCLG) Circulars:-

In particular:

22/80	Development Control, Policy and Practice
15/88	Environmental Assessment
15/92	Publicity for Planning Applications
11/95	The Use of Conditions in Planning Permissions
01/06	Guidance on Changes to the Development Control System

Department for Communities and Local Government (DCLG):-

Planning Policy Guidance Notes and Planning Policy Statements

Development Control Policy Notes

Design Bulletins

## PLANNING PANEL

3 March 2010

### AGENDA

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## **SCHEDULE OF DELEGATED DECISIONS**



ITEM NO: 1.



To: PLANNING PANEL

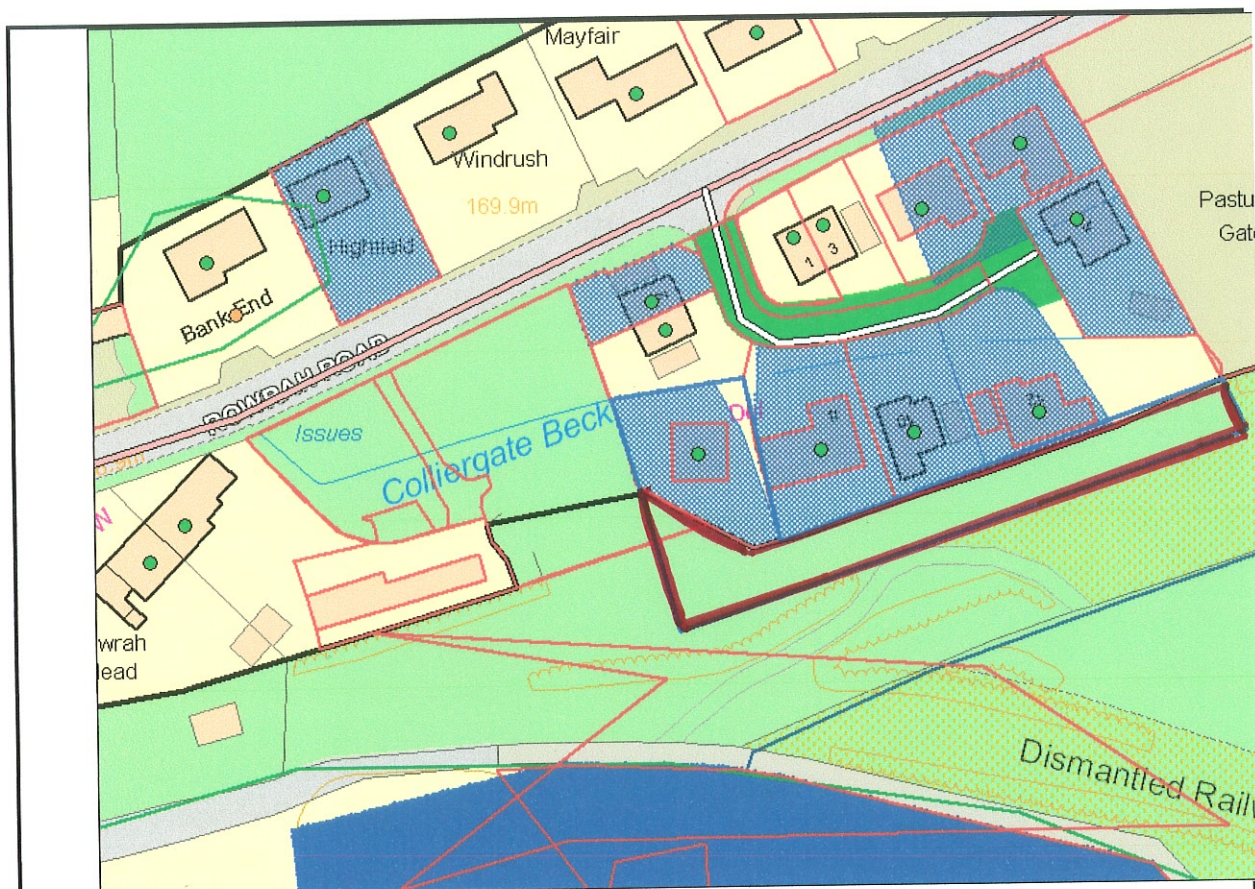
Development Control  
Manager

Date of Meeting: 03/03/2010

**REASON FOR BRINGING TO COMMITTEE**

A retrospective application which has raised concerns within the local area

<b>Application Number:</b>	4/10/2029/0F1
<b>Application Type:</b>	Full : CBC
<b>Applicant:</b>	Mr M Telford
<b>Application Address:</b>	6 PHEASANTS RISE, ROWRAH, CA26 3XR
<b>Proposal</b>	CHANGE OF USE OF LAND TO FORM DOMESTIC GARDEN AND RETROSPECTIVE APPROVAL FOR GARDEN BUILDINGS
<b>Parish:</b>	Arlecdon & Frizington
<b>Recommendation Summary:</b>	Approve



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## PROPOSAL

Planning permission is sought for the use of an area of land to the rear of 6 Pheasants Rise as an extension to its garden area. The application also seeks permission for the retention of several outbuildings which have previously been sited on this land.

The extension to the garden includes an area of land immediately to the rear of 6 Pheasants Rise in addition to an elongated strip which runs along the rear of the garden areas associated with 8, 10 and 12 Pheasants Rise. The outer perimeter of the land is bound by an existing fence.



The applicants claim that this land has been used for garden purposes for a considerable period of time. An established use certificate application was refused in 2009 as there was insufficient evidence to prove that this use had existed for a time period in excess of 10 years.

The outbuildings are all of a timber construction. The largest covers a floor area of 25 sq metres and has a pitched roof which extends up to 2.6 metres in height. This building is used as a garden room and is located to the rear of 8 Pheasants Rise. A hexagonal barbecue hut is located on the south western edge of the site which adjoins the garden area to the rear of Markham House. The smallest outbuilding is a play house which covers a floor area of 4sq metres and is supported on timber legs.

A small garden hut and a pool enclosure which is sited on an area of raised decking are also present on the land. As these structures have not been included in the submitted proposal the applicants agent has been asked to provide a plan and relevant details so that they can be considered under the current application.

## CONSULTATION RESPONSES

Parish Council – No objections

Three letters of objection have been received which raise the following points:-

- The site can be seen from a public cycle track which runs to the rear of the property
  - The large garden room building is very visible from adjoining houses
  - Loss of view
  - The application is retrospective in nature
- The outbuildings are very close to the boundaries with the other properties

## PLANNING POLICY

Policy DEV 6 of the adopted Copeland Local Plan requires all development to have a high standard of design

## **CONCLUSIONS**

The main element of the garden is well related to the existing house and its use for garden purposes is considered to be acceptable. Although the elongated strip runs behind the other properties on Pheasants Rise the majority of the existing boundary is solid timber fencing which helps to limit the impact of this use on the adjoining houses. The future use of this land can also be controlled by the imposition of a condition on any planning permission to ensure that any further outbuildings or structures will require planning permission.

The outbuildings which are present on the site are modest in scale and are considered to be of an appropriate design for a domestic garden. The garden room is the largest of the structures and is positioned within close proximity to the rear garden of 8 Pheasants Rise. The boundary at this point is defined by both a solid timber fence and an existing beech hedgerow which provides an adequate screen and helps to reduce the impact of this outbuilding.

## **Recommendation**

Approve subject to:-

## **Conditions**

1. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking or re-enacting that order with or without modification) no detached building, enclosure, domestic fuel containers, pool or hardstandings shall be constructed within the curtilage other than those expressly authorised by this permission.

## **Reason**

To safeguard the character and appearance of the development in the interests of visual amenity.



## **Reasons for Decision**

The proposed garden extension is of an acceptable scale and the outbuildings are of a suitable design in accordance with Policy DEV 6 of the adopted Copeland Local Plan 2001-2016. The future use of the garden can be adequately controlled by the use of appropriate conditions.

ITEM NO: 2.



To: PLANNING PANEL

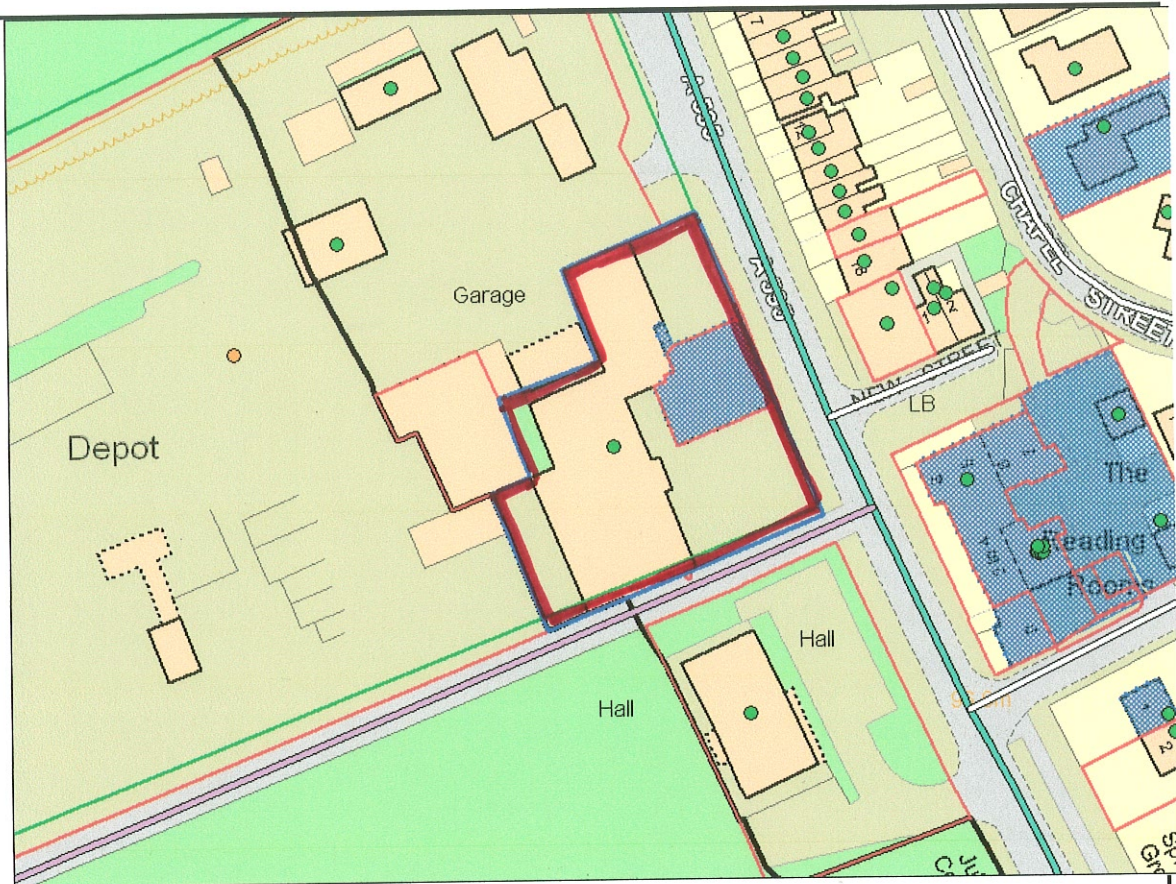
Development Control  
Manager

Date of Meeting: 03/03/2010

**REASON FOR BRINGING TO COMMITTEE**

The proposal involves the redevelopment of a prominent site along the A595

<b>Application Number:</b>	4/10/2032/0F1
<b>Application Type:</b>	Full : CBC
<b>Applicant:</b>	Mr R Shopland-Reed
<b>Application Address:</b>	PARK HOUSE SERVICE STATION, SPRINGFIELD ROAD, BIGRIGG, CA22 2TL
<b>Proposal</b>	REFURBISHMENT OF FORMER CAR SALES AND REPAIR SHOP AND CHANGE OF USE TO RETAIL AND STORAGE NEW WINDOWS AND FRONTAGE INCLUDING CANOPY AND ATM REDESIGN OF EXISTING FORECOURT INCLUDING REPOSITIONED CANOPY AND PUMP ISLANDS
<b>Parish:</b>	Egremont
<b>Recommendation Summary:</b>	Approve (commence within 3 years)



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## PROPOSAL

The existing site, known locally as Bigrigg garage, occupies a prominent position along the A595 and currently houses a petrol filling station, small retail shop and a vacant former car showroom.

Planning permission is sought for the redevelopment of the site to provide an enlarged retail shop, new canopy over the petrol pumps, car wash and enhanced parking provision. The existing forecourt canopy is to be repositioned as well as three of the existing four petrol pumps and the underground storage tanks.



The retail shop is to occupy the ground floor of the former car showroom, which has been vacant for some time. The lower ground floor level, previously used for car maintenance will be used for storage and deliveries. The existing retail shop will be demolished to make way for a car wash. This will however, occupy a much smaller footprint.

The height of the canopy will increase from 3.7m metres to 5.8 metres at its highest point.

Both existing vehicular access points, situated at either end of the site, are to be retained. Both are to be reduced in size by extending the exiting footway. A total of 17 car parking spaces are proposed, one of which will be an accessible space.

Externally, the front elevation of the former car showroom will be modified. Windows will be replaced with grey aluminium double glazed units and a mixture of light and dark grey render and cherry wood effect panelling added to the wall. The side and rear elevations will remain as existing.

The existing front porch with double doors is to be removed and replaced with a flat roofed canopy with sliding entrance doors. There will be lighting on the underside of the canopy and along the footpath with will run along the buildings frontage.

As with the existing facility, the proposed development will be open 24hours.

## PLANNING POLICIES

Bigrigg is defined as a Local Centre under Policy DEV 3. The site lies within the designated development boundary for Bigrigg as set out in Policy DEV 4. This policy gives priority to the development of previously developed land rather than Greenfield land.

Policy DEV 6 of the Local Plan encourages a high standard of design and the provision of a safe and convenient access, egress and internal circulation for all users.



Planning Policy Statement 4 "Planning for Sustainable Economic Growth" is also considered relevant. In particular this draws upon retailing within Local Centres and villages. Policy EC13 encourages local authorities to respond positively to planning applications for the extension of shops within local centre and villages which are designed to improve their viability.

## CONSULTATIONS

In terms of utilising the existing drainage system, the Councils Flood and Coastal Defence Engineer raises no objections.

A bat survey accompanied the application. Following consultation, Natural England raise no objections provided that a European Protected Species Licence (EPSL) is obtained prior to any works commencing.

The Highways Authority confirms that as the site is served off the A595 advice from the Highways Agency should be sought.

No comments have been received from the Highways Agency.

No comments have been received in response to neighbour notification and publicity procedures.

## CONCLUSIONS

This proposal involves the redevelopment of an existing brownfield site which is located within the designated development boundary for Bigrigg. Although the proposal will involve an increase in the retail floor space the creation of a convenience retail store on this commercial site is considered to be appropriate and will provide a local facility in this predominantly residential area.

The layout of the site has been largely dictated by existing buildings and will be largely unaltered with the exception of additional parking spaces and the demolition of the existing retail store.

The proposed external alterations together with the forecourt canopy will improve the appearance of this prominent site. Although the height of the forecourt canopy is to be increased it will be set back a further 1.7m into the site. The separation distance between the canopy and the neighbouring residential properties is considered to be adequate to ensure that this development will not adversely affect amenity.

### **Recommendation:-**

That delegated authority be given to the Development Control Manager to grant planning permission subject to no adverse comments being received from the Highways Agency and subject to the following conditions:-

### **Conditions**

1. The development hereby permitted shall be commenced before the expiration of three years from the date of this permission.

#### **Reason**

To comply with Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

2. Permission shall relate to the following plans and documents received on the respective dates and development shall be carried out in accordance with them:-

- Site location plan, 160-L-01, 14 January 2010.

- Existing site plan, E-01, 14 January 2010.
- Existing elevations, E-02, 14 January 2010.
- Proposed site plan, P-01, 14 January 2010.
- Proposed elevations, P-02, 14 January 2010.
- Floor plans, P-03, 14 January 2010.
- Bat survey prepared by Sally Phillips, received on 14 January 2010.
- Design and Access Statement prepared by Harry Walters & Livesey, received on 14 January 2010.
- Environmental Site Assessment reference 07/0133 prepared by Geo2 Remediation Limited, received on 14 January 2010.

#### Reason

To conform with the requirement of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

#### Reason for Decision

An acceptable form of development on an existing commercial site that will improve the appearance of the land and also provide an enhanced convenience facility within the locality in accordance with Policies DEV 3 and DEV 6 of the adopted Copeland Local Plan 2001-2016 and Planning Policy Statement 4 "Planning for Sustainable Economic Growth".

ITEM NO: 3.



To: PLANNING PANEL

Development Control  
Manager

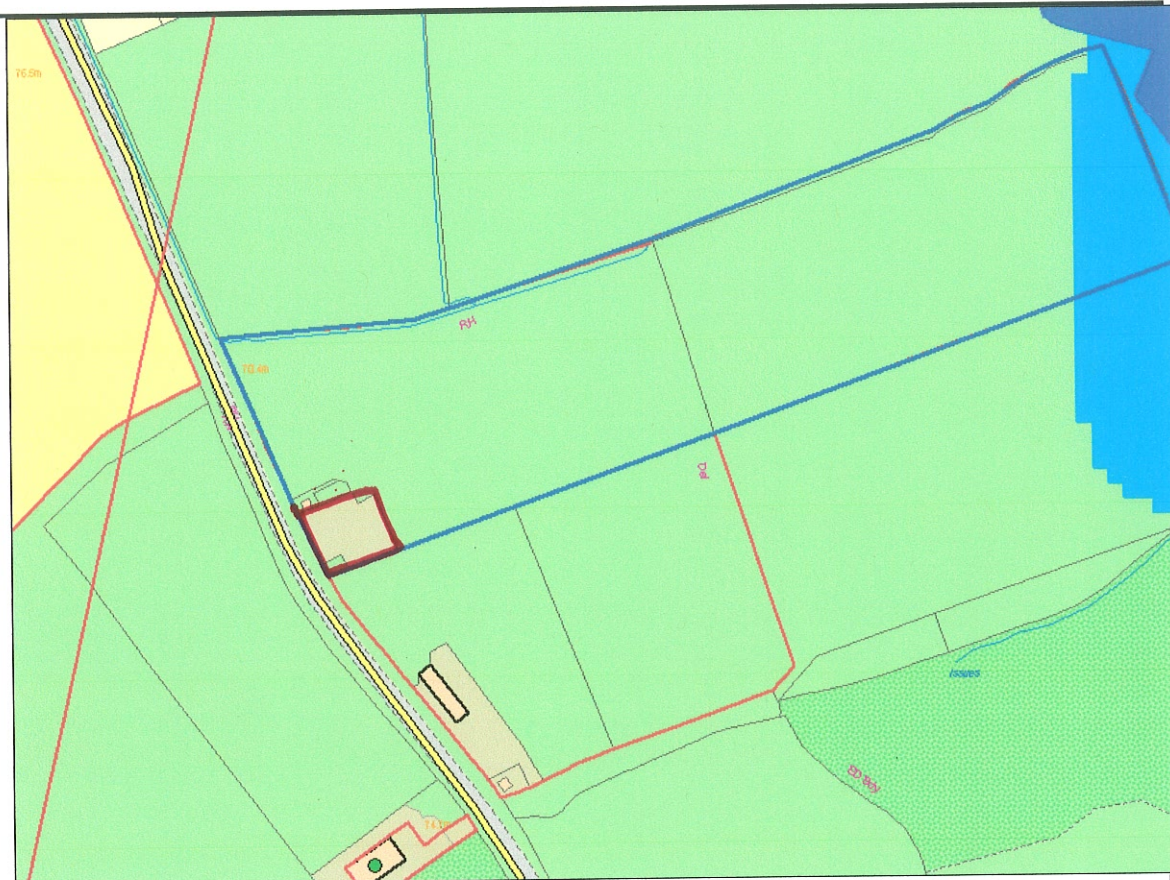
Date of Meeting: 03/03/2010

**REASON FOR BRINGING TO COMMITTEE**

The applicant is an elected Member

<b>Application Number:</b>	4/10/2033/0F1
<b>Application Type:</b>	Full : CBC
<b>Applicant:</b>	Mr E Brennan
<b>Application Address:</b>	Field No 4386, South of Montreal Farm, Moor Row,,
<b>Proposal</b>	RETENTION OF STABLE BLOCK/LOOSE BOX AND ERECTION OF PITCHED ROOF ON EXISTING OPEN SIDED SHED
<b>Parish:</b>	Egremont
<b>Recommendation Summary:</b>	Approve (commence within 3 years)





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This application is being referred to the Panel under paragraph (e) of the Councils delegation scheme approved in March 2009 whereby the application has been submitted by an elected Member.

Planning permission is sought, part in retrospect for the retention of a stable block/loose box within this field, south of Montreal Farm and adjacent to the C4003 road between Keekle and Moor Row. The applicant uses the site to graze several horses and house a number of chickens. It is also proposed to re-roof an existing open fronted shed used as a field shelter.

Following the Officers site visit the presence of an additional small timber building was also noted. The existing glazed doors to the front of this building are to be removed and again this will now provide an open animal shelter.

The existing traditional style stable measures 6.1m in length by 3.0m in width and is 3.5m high. It has dark stained timber walls with a corrugated metal sheeted roof covering. To the front elevation are two stable doors.

The open fronted shed and attached chicken pen measures 4.2m in length by 2.1m in width and has a maximum height of 2.0m. The additional open fronted timber shelter measures 3.0m by 3.0m and is 3.5m high.

The site is situated outside the settlement boundary for Moor Row as defined by the adopted Copeland Local Plan 2001-2016.

Policy DEV 6 "Sustainability in Design" is the relevant policy against which this application should be assessed.

Criterion 1 requires development to show a high standard of design and choice of materials where building scale, density and proportion, landscaping and overall layout contribute to creating or maintaining a strong sense of place and achieves an efficient use of land.

Criterion 10 states that by design and choice of location development creates or maintains reasonable standards of general amenity.

The stable and small field shelters are sited on agricultural land in close proximity to Montreal Farm and whilst they are visible from the elevated, northern approach route into Moor Row, they are sited close to the field boundaries which are bounded by mature hedgerows. Accordingly, the proposal is considered to be an acceptable form of development in this rural location.

### **Recommendation:-**

Approve

### **Conditions**

1. The development hereby permitted shall be commenced before the expiration of three years from the date of this permission.

#### **Reason**

To comply with Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.



2. Permission shall relate to the following plans and documents received on the respective dates and development shall be carried out in accordance with them:-

- Site location plan, 13 January 2010.
- Stable/loose box elevations, 13 January 2010.
- Proposed open shed elevations, 13 January 2010.
- Chicken pen elevations, 13 January 2010.
- Amended site layout plan, 17 February 2010.
- Additional elevation, second open shed, 17 February 2010.
- Letter from E Brennan dated 11 January 2010, received 13 January 2010.

**Reason**

To conform with the requirement of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

3. The stables shall be used solely for the stabling of horses grazed at field no. 4386 and for no commercial purposes whatsoever, including livery and the provision of riding tuition.

**Reason**

To ensure that non conforming uses are not introduced into the area.

**Reasons for Decision**

An acceptable form of development to provide a private stable and field shelters in accordance with Policy DEV 6 of the adopted Copeland Local Plan 2001-20

ITEM NO: 4.



To: PLANNING PANEL

Development Control  
Manager

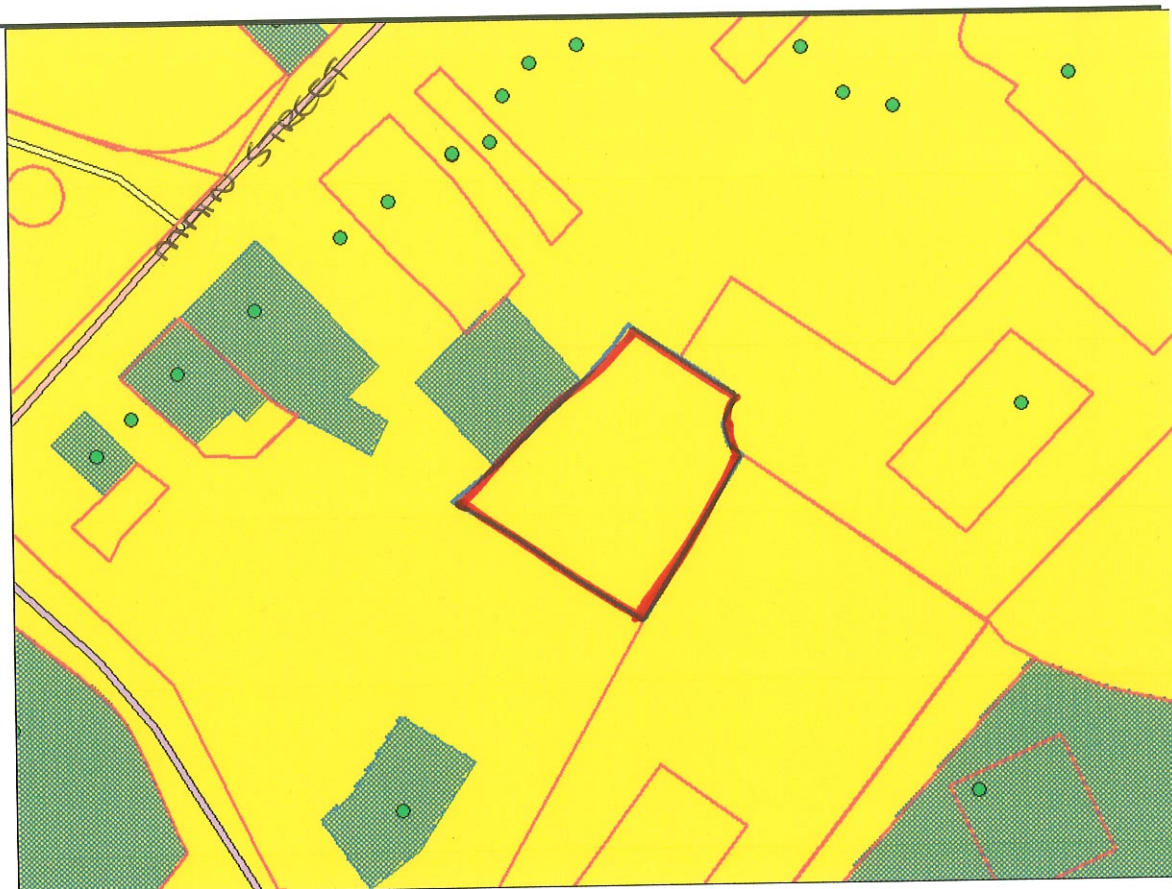
Date of Meeting: 03/03/2010

**REASON FOR BRINGING TO COMMITTEE**

In accordance with the Town Council request and local interest

<b>Application Number:</b>	4/10/2052/0F1
<b>Application Type:</b>	Full : CBC
<b>Applicant:</b>	Tony Stones
<b>Application Address:</b>	LAND TO REAR,KILN BROW,CLEATOR,
<b>Proposal</b>	ERECTION OF TWO DWELLINGS (SEMI-DETACHED)
<b>Parish:</b>	Cleator Moor
<b>Recommendation Summary:</b>	Site Visit





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Planning permission is sought for the erection of two dwellings on land to the rear of Kiln Brow, Main Street, Cleator.

The site is located to the rear of 32 and 33 Main Street, Cleator on land that had previously been part garden land to the properties and part was the site of a former bakery building which has now been demolished. The land is also located to the rear of the properties 3 – 7 Kiln Brow which adjoin the Main Street.

To the east of the site the applicant has recently received permission for and constructed 5 dwellings in a terrace of three and two semi detached dwellings which

adjoin the site (4/06/2565/0 refers). To the south west of the site is the gable of the dwelling Ehen Bank and its side garden area.

This application seeks approval for two semi-detached two storey dwellings, each providing a lounge, kitchen/dinner and utility to the ground floor and 3 bedrooms and a bathroom to the first floor. As the rear of the dwellings face Ehen Bank, they have been designed to reduce any overlooking by incorporating an extended rear roof pitch with only velux windows in the slope. From the ground floor rear windows of the proposed dwellings there would be a distance of 22.5m. The plan submitted also ensures that there is a minimum of 15.7m from the rear elevation of 33 Main Street.

Externally, the dwellings would be finished with a white dash render and red facing brick, white Upvc doors and windows and a grey tiled roof. Each dwelling is detailed to have 2 parking spaces within the curtilage as well as some garden space to the side and rear.

Two letters of objection have been received, one from a nearby resident, whose concerns are as follows:-

- The access to the site from Kiln Brow to the rear of the properties is less than 4.0m wide and already provides access for a number of dwellings.
- The proposed dwellings will increase the existing parking and turning problems in the area.
- The access on to the Main Street from Kiln Brow is poor.
- The proposed new dwellings would reduce the light to an adjoining property on Main Street.

To fully assess the impact that the proposed development will have, and in accordance with the request from the Town Council, it is recommended that Members undertake a site visit before reaching a decision on this application.

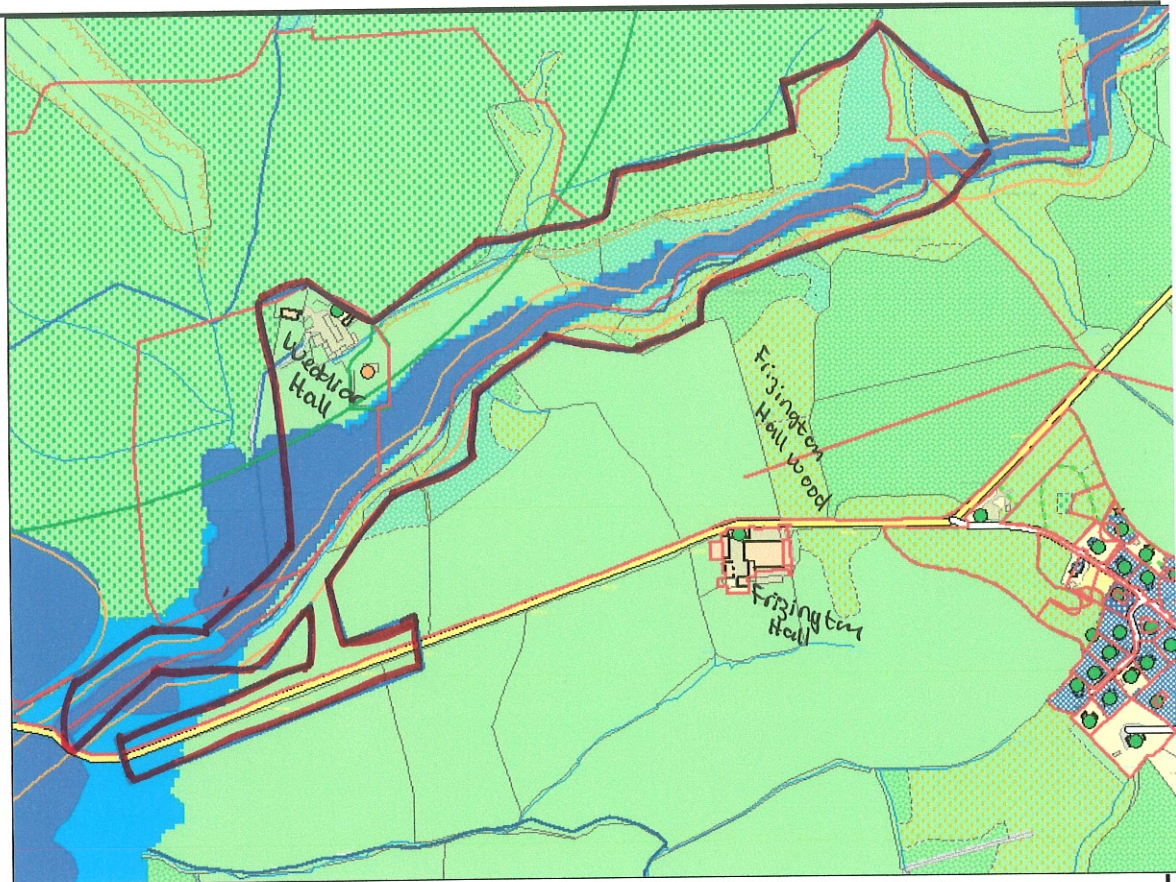
#### **Recommendation:-**

Site Visit

**ITEM NO: 5.****To: PLANNING PANEL****Development Control  
Manager****Date of Meeting: 03/03/2010**

<b>Application Number:</b>	4/10/2066/0F1
<b>Application Type:</b>	Full : CBC
<b>Applicant:</b>	Weddicar Hall Developments
<b>Application Address:</b>	WEDDICAR HALL, CLEATOR MOOR
<b>Proposal</b>	THE REUSE OF PREVIOUSLY DEVELOPED SITE FOR A HOLIDAY DEVELOPMENT COMPRISING 19 HOLIDAY UNITS, A LEISURE FACILITY. MANAGERS ACCOMMODATION, FORMATION OF ACCESS WAY AND BRIDGE OVER DUB BECK AND A WILDLIFE HABITAT MANAGEMENT PLAN
<b>Parish:</b>	Weddicar and Arlecdon & Frizington
<b>Recommendation Summary:</b>	Site Visit





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This application relates to the Weddicar Hall and Weddicar Mill site which comprises a derelict group of buildings that are currently accessed off the minor road which links Whitehaven to Frizington. The application relates to both the building group and an area of surrounding land which covers a total site area of 11.08 hectares.

Planning permission is sought for the reuse and redevelopment of the site for tourism development. The development has 6 principal elements which comprise:-

- 19 holiday units
- A leisure facility
- Managers accommodation
- The formation of a new access way including a bridge over the Dub Beck
- The provision of 51 car parking spaces to serve the accommodation and a separate parking area for the leisure facility



- A habitat/species management plan.

The majority of the built development is new although it is restricted to the parts of the site which have been previously developed.

The application is accompanied by the following information:-

- A design and access statement
- Flood risk assessment
- Archaeological assessment
- General habitat, wildlife and European protected species scoping report
- Bat and owl survey
- Great crested newt survey
- Reptile survey
- Tree and hedgerow survey
- Habitat and species management report
- Tourism viability and sustainability report

The application is presently the subject of extensive consultation.

As this proposal represents a significant leisure development which raises a number of complex issues Members are recommended to carry out a site visit before the application is determined.

### **Recommendation:-**

Site Visit

ITEM NO: 6.



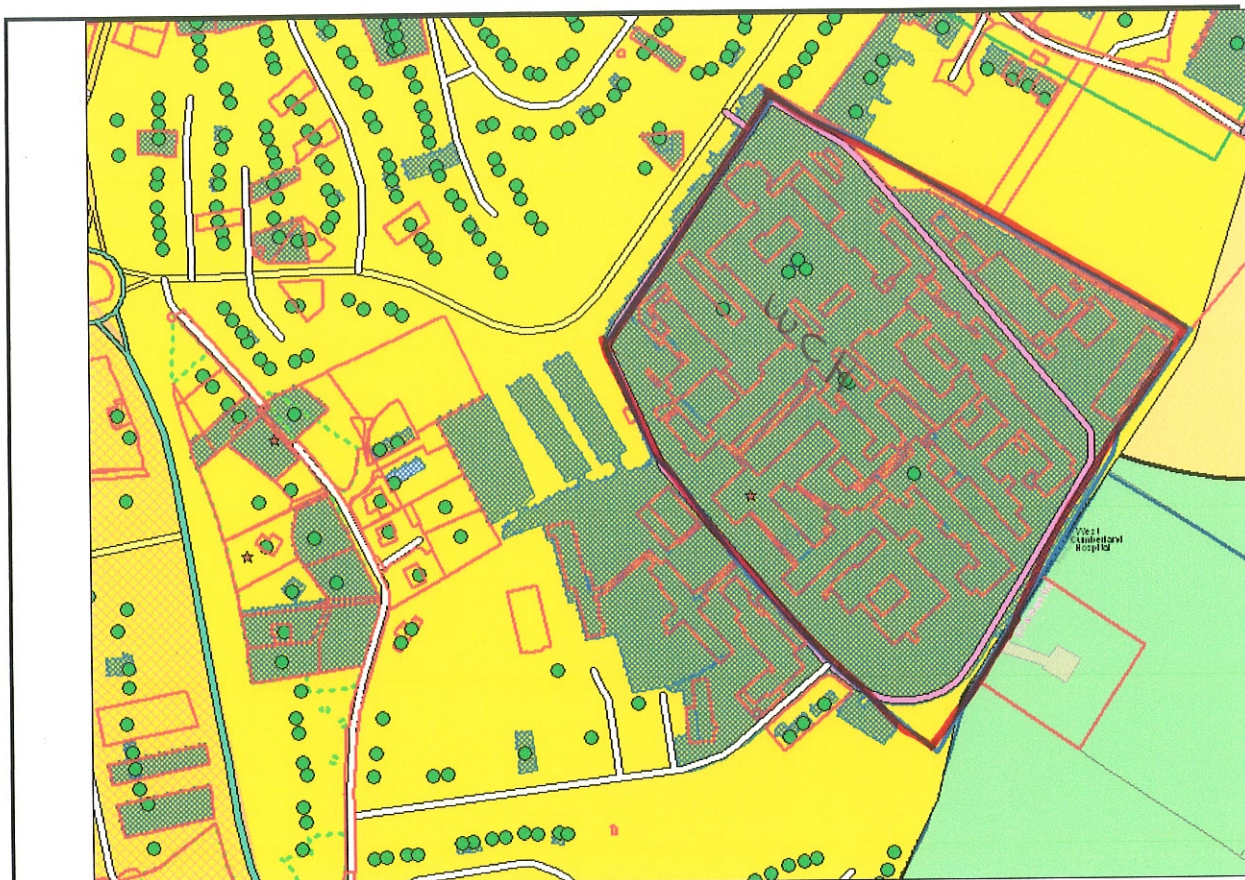
To: PLANNING PANEL

Development Control  
Manager

Date of Meeting: 03/03/2010

<b>Application Number:</b>	4/10/2068/OF1
<b>Application Type:</b>	Full : CBC
<b>Applicant:</b>	North Cumbria University Hospital NHS Trust
<b>Application Address:</b>	WEST CUMBERLAND HOSPITAL,HOMEWOOD ROAD,WHITEHAVEN,CA28 8JG
<b>Proposal</b>	REDEVELOPMENT OF EXISTING HOSPITAL COMPLEX INVOLVING PARTIAL DEMOLITION, REFURBISHMENT OF EXISTING BUILDINGS, THE ERECTION OF REPLACEMENT BUILDINGS AND THE PROVISION OF ADDITIONAL CAR PARKING AND ASSOCIATED LANDSCAPING
<b>Parish:</b>	Whitehaven
<b>Recommendation Summary:</b>	Site Visit





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This application relates to the West Cumberland Hospital which was built at Hensingham in 1961. Planning permission is sought for a comprehensive redevelopment of the hospital site in order to upgrade the facilities to a modern standard and to meet with current local and regional needs. The proposed development involves the demolition and replacement of some of the existing buildings with new build blocks. The remaining existing buildings which occupy the south western portion of the site are to be retained and refurbished as part of this proposal. The construction is planned to be on a phased basis, with a decanting process that will enable the hospital to remain functional throughout the reconstruction.



The new proposals will occupy a smaller footprint than the existing buildings within the hospital complex. This will free up some space which is to be used to provide additional car parking and also allow an improvement to the configuration of the existing car parking arrangements.

The development will be served by a construction compound that is to be located on land to the north east of the hospital complex off Sneckyeat Road. This was granted planning permission in 2009.

The application is accompanied by the following information:-

- A design and access statement
- A flood risk assessment
- A phase 1 habitat and bat report
- A geo environmental desk study
- A transport assessment
- A travel plan

The application is presently the subject of extensive consultation.

As this is a major development proposal Members are recommended to carry out a site visit before the application is determined.

**Recommendation:-**

Site Visit

ITEM NO: 7.



To: PLANNING PANEL

Development Control  
Manager

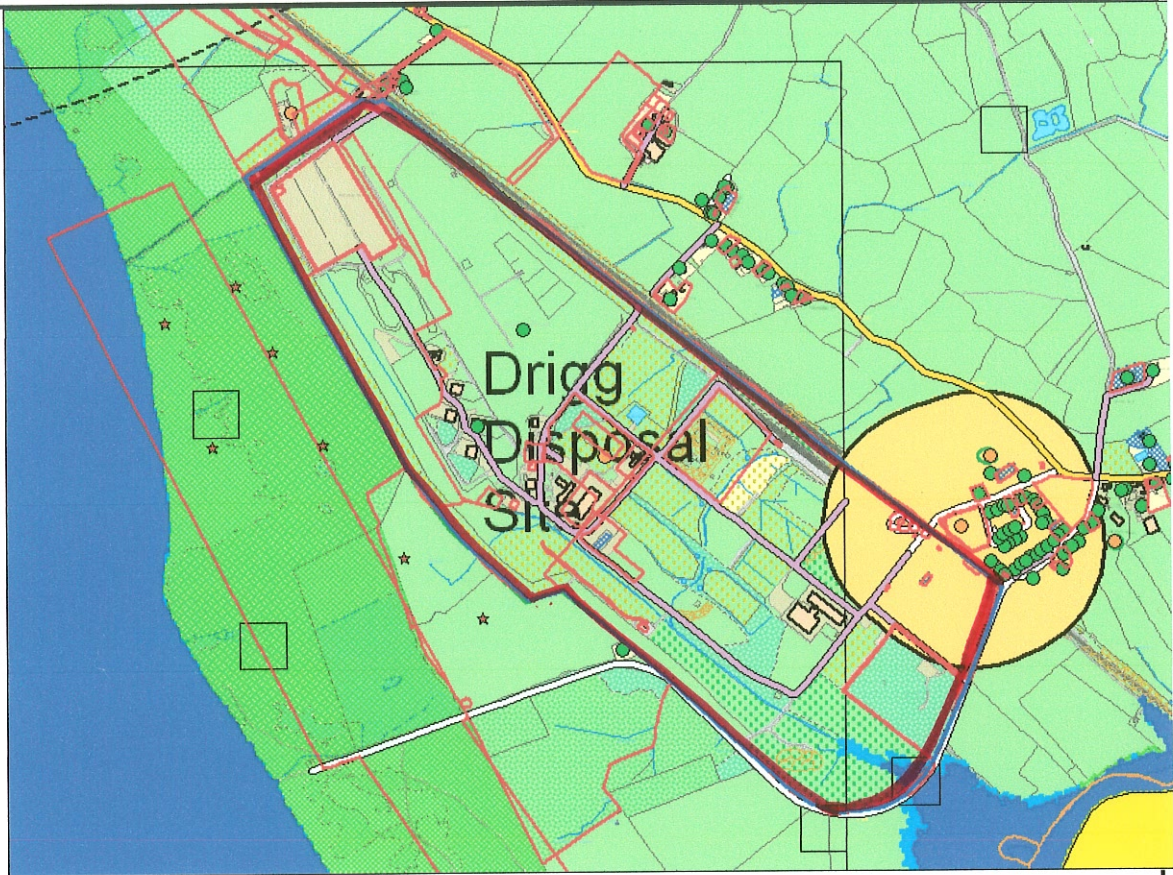
Date of Meeting: 03/03/2010

**REASON FOR BRINGING TO COMMITTEE**

Previous applications for variation of conditions at the Drigg Low Level Waste Repository have all been considered by the Planning Panel

<b>Application Number:</b>	4/10/9002/0F2
<b>Application Type:</b>	Full : County
<b>Applicant:</b>	LLW Repository Limited
<b>Application Address:</b>	DRIGG LOW LEVEL WASTE DISPOSAL SITE, DRIGG, HOLMROOK, CA19 1XH
<b>Proposal</b>	APPLICATION FOR THE VARIATION OF CONDITIONS OF PLANNING CONSENT 4/06/9016
<b>Parish:</b>	Drigg
<b>Recommendation Summary:</b>	County Council Approved





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Planning permission for the Plutonium Contaminated Material (PCM) Retrieval Project was originally granted in 2001 at the Low Level Waste Repository in Drigg.

In 2006 (4/06/9004 refers) an amendment to condition 4 of that approval was granted which extended the working hours permitted to allow weekend working. A subsequent application later that year (4/06/9016 refers) sought a variation to condition 1 of that permission to extend the time limits to allow continuation of bulk PCM removal until 30 September 2007. This current application now seeks amendments to three conditions of that approval as follows:

Condition 1: This seeks to delete the time limit of 31 December 2010 specifically for



the removal or demolition of each of the buildings, magazines, hard standings and other associated structures on the site which will allow their retention and re-use on site to support future LLW activities. Primarily this involves the crate and drum processing facility (B726 & B746) and the accommodation block B728.

Condition 4: This covers working hours and it is proposed to extend these to allow working on the PCM retrieval facility and associated decommissioning on Saturdays from 0630 until 1800 hours as currently any weekend working is excluded. This also extends the start time for initial and interim decommissioning from 0730 to 0630 hours. These alterations will allow more efficient use of resources.

Condition 20: It is proposed to remove this condition relating to restoration and aftercare being undertaken within 1 year of the completion or removal of PCM's (whichever is the earlier) and a 5 year management plan post restoration. The applicants confirm that the requirements of this condition are already incorporated within their site procedures and in the Landscape and Wildlife Management Plan.

It is considered in view of the case put forward that the proposed amendments are reasonable as they align existing planning conditions with the principles set out within the NDA's waste management hierarchy. It is therefore recommended that the application be supported.

**Recommendation:-**

- That the proposed variations of conditions of planning consent 4/06/9006/0F2 be supported.

ITEM NO: 8.



To: PLANNING PANEL

Development Control  
Manager

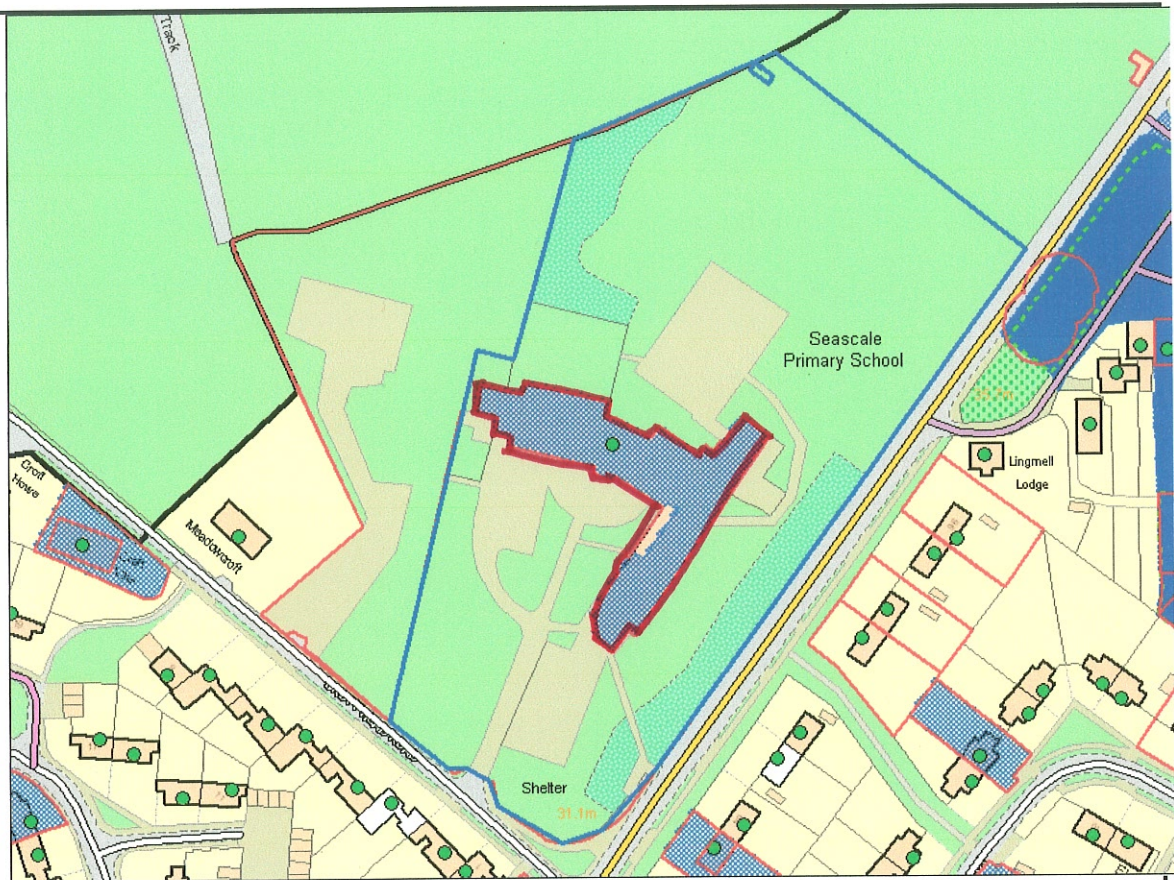
Date of Meeting: 03/03/2010

**REASON FOR BRINGING TO COMMITTEE**

The proposal involves the installation of a 15m high wind turbine.

<b>Application Number:</b>	4/10/9004/0F2
<b>Application Type:</b>	Full : County
<b>Applicant:</b>	The Governors Seascale School
<b>Application Address:</b>	SEASCALE PRIMARY SCHOOL, CROFT HEAD ROAD, SEASCALE, CA20 1LZ
<b>Proposal</b>	INSTALLATION OF 15KW WIND TURBINE 9M DIAMETER ROTAR AND 15M MAST
<b>Parish:</b>	Seascale
<b>Recommendation Summary:</b>	Permission be granted





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## THE PROPOSAL

Permission is sought to erect a single wind turbine within the grounds of Seascale primary school. It would be positioned in the far northern corner of the school playing field over 80m from the main school building and over 100m from the nearest dwelling.

In terms of technical specification the galvanized steel, tapering mast would be some 15m in height with a 15kw turbine positioned on top comprising 3 blades with a diameter of 9m. A statement submitted in support of the application which details the proposal along with photomontages of how it would look in situ are attached to this



report.

The school is situated within the defined settlement boundary of Seascale and along the main northern approach route into the village. Immediately adjoining the proposed site are agricultural fields. Beyond these towards the north east is a small group of dwellings and beyond them Cross Lanes workshops. To the south and west are residential estates. To the west are open fields and beyond this Sellafield.

The school is working towards achieving Eco School Green flag status and the proposed turbine forms part of a much larger phased project building upon the schools commitment to integrate sustainability and reduce its carbon footprint. They see the proposal as an exciting high profile opportunity to educate pupils, their wider communities and the wider community.

The turbine would generate a minimum of 20,000kwh, saving the school £1,600 on their current electricity bills.

## PLANNING POLICY

Policy EGY 1 of the adopted Copeland Local Plan 2001-2016 sets out the criteria against which all proposals for renewable energy are to be considered. This is set out below:-

“Proposals for any form of renewable energy development must satisfy the following criteria:

1. That there would be no significant adverse visual effects.
2. That there would be no significant adverse effects on landscape or townscape character and distinctiveness.
3. That there would be no adverse impact on biodiversity.

4. That proposals would not cause unacceptable harm to features of local, national and international importance for nature or heritage conservation.
5. That measures are taken to mitigate any noise, smell, dust, fumes or other nuisance likely to affect nearby residents or other adjoining land users.
6. That adequate provision can be made for access, parking and any potentially adverse impacts on the highway network.
7. That any waste arising as a result of the development would be minimized and dealt with using suitable means of disposal.

Policy EGY 2 relates specifically to wind energy and states that in addition to the criteria set out in EGY 1 there should be a scheme for the removal of turbines and associated structures and the restoration of the site to agriculture when the turbines become redundant.

## CONCLUSION

Typically, the main concerns relating to such forms of development are noise and visual impact.

The technical information supplied regarding noise indicates that what is emitted from one single turbine of this size and output is relatively low. At the base the maximum noise emissions recorded at high wind speed was 65dB(A) and 48dB(A) at light wind speeds. By comparison background noise in a "quiet" environment is typically 30-40 dBA.

In terms of visual impact the key issue in terms of the policy is whether there is likely to be any unreasonable disturbance to local residents from visual intrusion.

In selecting this particular site not only maximum wind speed has been considered but also feedback from the community consultation event held. The rear of the

school, adjacent to agricultural fields was seen as the most appropriate and a site that would minimise risks of noise or flicker for local residents as well as helping to minimise visual impact.

On balance, the proposal is considered to be an acceptable small scale renewable energy project which is suitable for integrating into an environment such as this, in accordance with Policy EGY 1 and EGY 2.

**Recommendation:-**

Permission be granted.



## Seascale Primary School Renewable Energy Substantiating Statement

This statement supports the planning application for Seascale Primary School and provides additional and relevant information to the proposed project and planning application.

### 1. Background

The planning application is for the erection of a 15kW wind turbine on a 15m mast within the school grounds of Seascale Primary School, Croft Head Road, Seascale CA20 1LZ (Grid reference NY042017). This proposed turbine forms part of a much larger phased project building upon the schools commitment to integrate sustainability across the school and reduce the schools carbon footprint; longer term looking at achieving a carbon neutral school.

The school is currently being assessed for Green Flag Eco School and as part of its commitment to this and its drive to build upon what has already been achieved in the areas of sustainability the school was keen to investigate opportunities for on site renewable energy generation. The school was fortunate to receive a CSEP development grant ([www.communitysustainable.org.uk](http://www.communitysustainable.org.uk)) for a local consultancy company Elizabeth Bruce Associates ([www.sustainableconsultancy.co.uk](http://www.sustainableconsultancy.co.uk)) to carry out an independent Renewable Energy Options Appraisal. This has enabled us to effectively identify the best package of renewable energy and energy efficiency measures for the school. Key recommendations included the installation of a wind turbine alongside wider energy saving measures including improved loft insulation, motion sensors on lights and improvements to the heating system controls. Longer term we also intend to look at solar thermal.

The improvements of the energy efficiency of the building are seen as key to maximise on the potential financial and carbon savings that such a project can offer the school. Once the renewable technologies are installed the funds that are freed up through reduced running costs will be reinvested to install further energy savings measures enabling us to continue to build on the work already done.

Located on the outskirts of the village the school has grounds to both the front and rear of the school and is surrounded by both open ground to the back of the school stretching out across to the coast and residential areas at the front and to the side. The main school building was opened in 1952. The school is single story and of cavity wall construction with a mixture of pitched and flat roofs. The school has 3 phase electricity and is on mains gas. Space heating and hotwater is via four 100kw gas boilers located above the school entrance on a first floor tower. These provide space heating and domestic hotwater throughout the school.

Annual electricity consumption is estimated to be in the region of 57,000kwh at a cost to the school of approximately £5,500 per annum (based on current prices) and an associated carbon emission of approximately 24.5 tonnes. It is estimated that the wind turbine will displace around 35% of the schools current electricity requirements reducing the schools reliance on imported electricity and reducing carbon emissions by an estimated 8.6 tonnes. This demand will be further reduced through the series of planned energy efficiency measures. All outputs will be linked to display panels in the reception, plus software will be installed so that all classrooms can access the information linking in with curriculum based activities.

We believe this project will help build on the important work that the school is already undertaking in helping move the county towards a low carbon economy, raising awareness about the issues of climate changes and influencing behaviour of pupils both at school and at home. These changes will have knock on effects across the wider community. The wind systems will be a visible sign of the schools commitments to reducing carbon emissions on site. The wind turbine is seen as a key part of the project and is fully supported by staff, pupils and governors. It will be an exciting high profile opportunity to educate pupils,



their families and the wider community about issues of sustainability and in particular energy use and efficiency.

More importantly it will be a beacon to sustainability – one of small-scale electricity production appropriate for the local community. It is important for microgeneration technologies to be integrated into the urban environment to demonstrate the viability of such schemes. By installing wind power in this area we hope that we can begin to embrace all types of low carbon energy sources particularly as we are located so closely to Sellafield where the two are often perceived to be mutually exclusive.

## **2. Policy Framework**

The UK has committed to reducing carbon emissions by 80 per cent by 2050, and will shortly set binding 'carbon budgets' for the UK as a whole, following the advice of the newly-formed Committee on Climate Change. A target of around 30 per cent reduction by 2020 is likely to be set.

While some of this reduction will be achieved through EU and national policy measures (the EU Emissions Trading Scheme, the Renewables Obligation, building regulations, fuel and vehicle taxation, and so on), further savings must be found at regional and local levels.

Cumbria's response is within the context of the **North West Climate Change Action Plan**, which states the region's ambition to lead the way on responses to climate change and sets a framework for regional action.

Action in Cumbria is co-ordinated by the **Cumbria Strategic Partnership**, who is currently developing a **Climate Change Strategy for Cumbria**. This commits all members of the CSP to take action.

The Cumbria Strategic Partnership has also signed up to a carbon reduction target as part of its local area agreement (LAA). Under a new arrangement with central government, Local Authorities can now choose from a suite of targets against which their performance will be measured. Cumbria has signed up to two climate change targets:

- NI 185, to reduce direct emissions from Local Authorities which includes schools;
- NI 186, to reduce per capita CO<sub>2</sub> emissions across Cumbria as a whole, excluding emissions from large industry and motorways.

In addition to this local authorities (and schools as part of LAs) will soon be part of the Carbon Reduction Commitment – a carbon trading scheme – which will mean that LAs will be rewarded financially for good performance on carbon, and penalised if they don't meet targets.

In addition the project meets with guidelines as laid out in PPS22 which states that 'The development of renewable energy, alongside improvements in energy efficiency and the development of combined heat and power, will make a vital contribution to these aims. The Government has already set a target to generate 10% of UK electricity from renewable energy source by 2010. The White paper set out the Government's aspiration to double that figure to 20% by 2020, and suggests that still more renewable energy will be needed beyond that date. The White Paper sets out policies to stimulate the development of new technologies to provide the basis for continuing growth of renewables in the longer term, to assist the UK renewable industry to become competitive in home and export markets and in doing so, provide and fits with current UK Government's policy which hopes to achieve 10% of the nation's electricity production via renewable sources by 2010 - the UK currently has only 2.9% of its electricity supply met from renewable sources.

This package of renewable measures although relatively small in terms of its electricity output and actual carbon savings will make a positive statement not only for the school but also give an easily replicable example of how significant carbon savings can be achieved by schools across the county.



### 3. Technical Information

#### a. About the Wind Turbine

The turbine is manufactured by the Kilmarnock based Proven Engineering Products Ltd. It has a rated power output of 15kW at a wind speed of 12 metres/second. It has a 3 bladed rotor fabricated from Twintex. The rotor diameter is 9m. The hub height is 15 metres giving the turbine a maximum overall height (to the tip of a vertical rotor blade) of 19.5 metres. The mast is galvanised steel, tapered, hinged and self-supporting (i.e. no guy wires). The turbine is fitted with a mechanical calliper brake which is cable operated from the base of the tower. Please see Appendix 1& 2 for further technical specifications if required.

The turbine will be installed by the Cumbria Based company Turbine Services who has extensive experience in the installation of turbines of this scale. The turbine will require basic annual maintenance which will be carried out by the installers.

#### b. Noise

Most of the noise associated with larger-scale wind turbines comes from the gearbox located inside the nacelle (head). The wind turbines designed by Proven have no gearbox; therefore there is no mechanical noise. Whilst this unique design means they are some of the quietest turbines on the market, they are not silent. The only noise that is audible will be the sound of the blades cutting through the air. This is a noise produced by all objects moving through the air. The blades designed by Proven are aerodynamically designed to produce the right level of lift for the optimum power production. This design allows the blades to cut through the air like a knife, therefore reducing noise levels.' Please see Appendix 5 for a noise report completed for a 15kw wind turbine. If you have further questions please contact Proven Energy Directly.

#### c. Estimated Output

The table below outlines the estimated outputs that the wind turbine will achieve based on the NOABL database. The wind speed for the site has been estimated to be 6.4m/s at 25m above ground level (agl) and 5.5m/s at 10m agl and is estimated to displace a minimum of 20,000kWh equivalent to 8.6 tonnes of CO<sub>2</sub> per annum. Installed in parallel to energy efficiency measures this reduction will be increased significantly.

Savings are further enhanced due to the payment for Renewable Obligations Certificates (ROC's) on all renewable electricity generated on site. Should feed in tariffs come into force potential financial savings for the school will be further enhanced depending on the outcome of the consultation and eligibility to claim.

Figures are estimated based on current prices paid for electricity on site. It is likely these savings will increase as electricity prices begin to rise and Cumbria County Council are forced to renegotiate their energy supply contracts.

	Wind Turbine
Energy Rating (kW)	15kW
Estimated output per annum (kWh)	20,000kWh/year
Value of displaced electricity @8p per kWh (assuming it is all used on site) <sup>1</sup>	£1,600
Value of ROC's at 10p per unit	£2,000
Total Value (£)	£3,600

<sup>1</sup> During the summer period when the school is closed the bulk of the electricity will be exported to the grid. Once the technologies have been commissioned the school will negotiate with utility companies to achieve the best price for exported energy.



In reality income may be far higher as output is based on a conservative estimate so as not to raise expectation plus in many cases a far higher rate for ROC's has been negotiated. As stated above it is likely electricity prices will continue to rise thus further enhancing the financial savings offered to the school.

#### **5. Community Involvement**

Much of the ongoing work at the school to address issues of sustainability has been stimulated not only from government initiatives but also by calls from pupils and parents to integrate sustainability into the everyday activities of the school. We have been committed to the green agenda for some time which is supported by our Eco School status. The CSEP development grant has been a key tool in enabling us to investigate what options are suited to the school site from an independent perspective. Following the initial options appraisal of the site and the recommendations to look in more detail at the feasibility of installing a wind turbine the headteacher liaised with the school governors who are fully supportive of such a project. This led to us putting the idea out to the wider community to engage and obtain feedback on their views for such a project. The school is very conscious that wind energy in particular is a very contentious topic in this area and was therefore keen to ensure that the wider community were aware of what the school was looking at with the option to input and comment on these ideas. We wanted to ensure the community is engaged and then remains engaged so that there are no risks of rumours generating or misinformation being spread. Information about the proposed turbine was sent home to parents and we had information displayed at a recent school open day and on our Eco Schools notice board. Letters were sent to all local residents in the vicinity of the school and local councillors inviting them to a community consultation event which was held on 6<sup>th</sup> October 2009 (Please see Appendix 3, 4 & 5 for information provided as part of the community consultation event). The event was attended by around 20 people (mix of parents, governors, local residents and local councillors). Information about the project was provided at the meeting in the form of a site plan showing the proposed location and technical information. This was to help clarify what was being proposed and also to stimulate discussion and feedback.

Where concerns were raised we tried, where possible, to address these. If this could not be done directly at the meeting further information was sent to relevant people. The key issue was clarification on the scale and location of the turbine and visual impact it would have from specific properties. In reality this will be minimal as the local residents adjacent to the school are located on the opposite side of the site away from the proposed location. Those attending were generally supportive and where concerns were expressed it was felt enough information was provided to address these.

#### **6. Site Selection**

Final site selection for the wind turbine was decided upon taking into account not only maximum wind speed, local turbulence on the ground from surrounding trees, hedges and buildings, current consultation on health and safety issues relating to turbines, but also feedback from the community consultation event and from the planning officers visit earlier in the year. The best site for the turbine was felt to be at the back of the school on the western edge of the playing field adjacent to the agricultural fields. This minimises risks of noise or flicker for local residents and minimises impact of loss of space on the school playing fields by keeping the turbine as close to the boundary as possible. As discussed above noise is not an issue. Appendix 7 Shows what the turbine may look like on site and some photos of similar turbines for your interest.

#### **7. Safety Assessment**

The British Wind Energy Association states that there has never been any injury anywhere in the world involving a wind turbine. 'Proven' turbines, designed and fabricated in Scotland are renowned for their strength and durability. 'Proven' make reference to one of their units withstanding 120mph winds in the Scottish Highlands without damage.



The tower is fabricated from galvanised steel and is designed to hinge down for inspection and maintenance thus there is no requirement for working at height.

The rotor is equipped with a cable-operated disk brake, which can be engaged from the base of the tower.

An assessment of the risks has identified that injury due to falling from a height or being struck by rotating blades if individuals endeavour to climb the tower are the greatest hazards. The tower is in principle no different to 11kV wooden electricity poles, which have at most only a simple barbed wire surround above 3 metres height to discourage ascent.

The turbine is intrinsically safe from an electrical standpoint as the generator generates at 24 volts. This means that the cable contained within the tower and underground to the charge controller and inverter is low voltage and would present no hazard if the cable armour and insulation were compromised.

#### **8. Conclusions**

Our proposed development fully embraces the guidelines set out in national planning policy and makes a positive contribution to the future needs of energy generation in the UK. We have consulted with our neighbours and the local authority in relation to the siting and appearance of our proposal and the responses have been positive. This project helps deliver local targets for carbon mitigation and will be an important education tool in teaching about the challenges faced by future generations on the issues of Climate Change. We hope this project will stimulate further uptake of microgeneration projects in the local area giving confidence about the suitability of such schemes in the landscape. We would conclude that planning approval should be given for our proposal and we appreciate your continued contact during the progress of our application

#### **9. Additional Information**

Enclosed supporting information for the application including this document:

- Maps showing location of turbine
- Appendix 1 & 2 Technical information on the 15kW Proven wind turbine
- Appendices 3, 4 & 5 – Community Consultation information
- Appendix 6 – Noise Report
- Appendix 7 – Photographs showing location, predicted visual impact and other turbines
- Appendix 8 – Site Plan

Additional information is available from the following site:

- British Wind Energy Association [www.bwea.com](http://www.bwea.com)
- Proven Engineering Products Ltd [www.proven.co.uk](http://www.proven.co.uk)
- Microgeneration Certification Scheme – [www.greenbooklive.org.uk](http://www.greenbooklive.org.uk)

Completed by Elizabeth Bruce  
14<sup>th</sup> December 2009



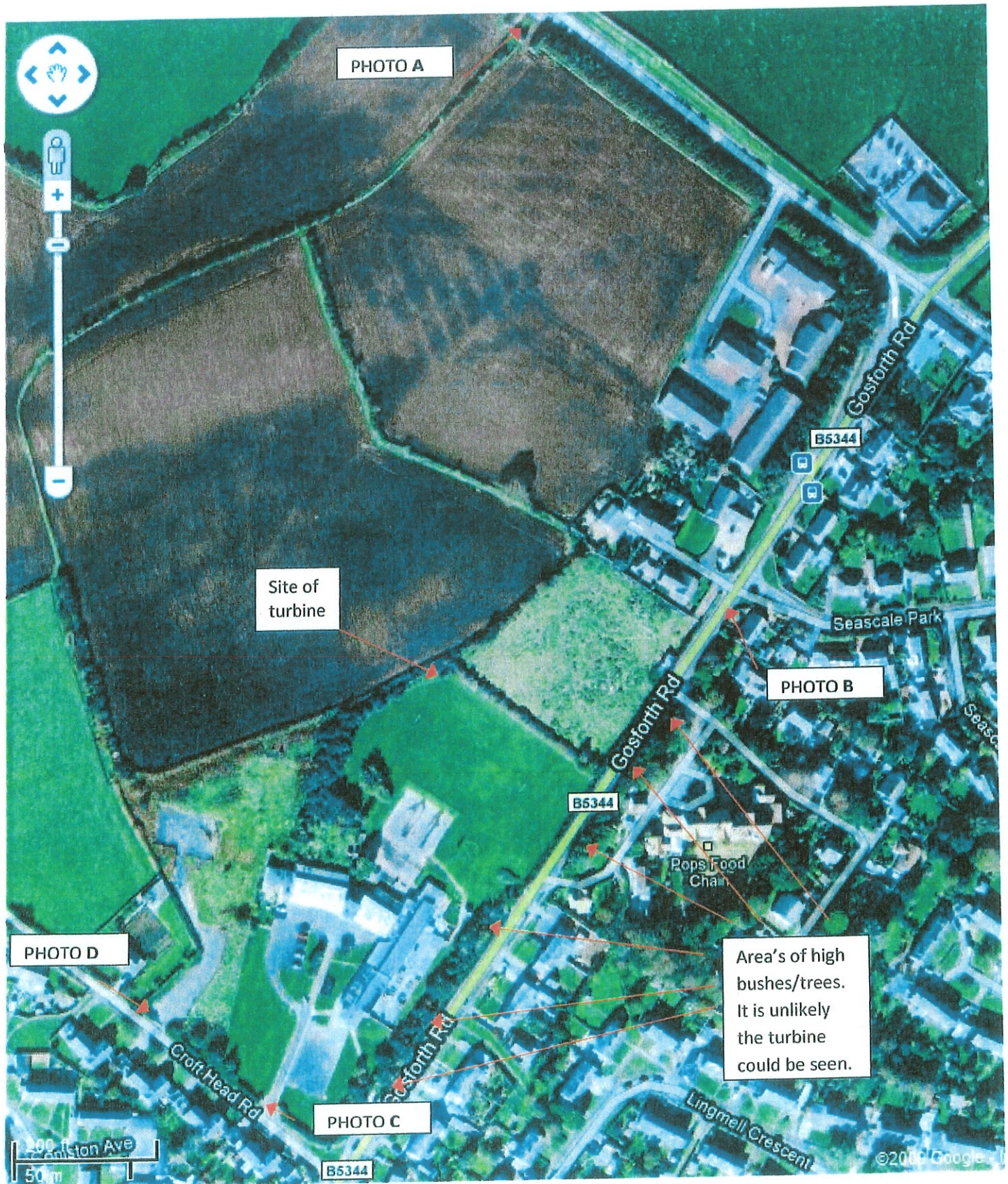




PHOTO A



PHOTO B





PHOTO C

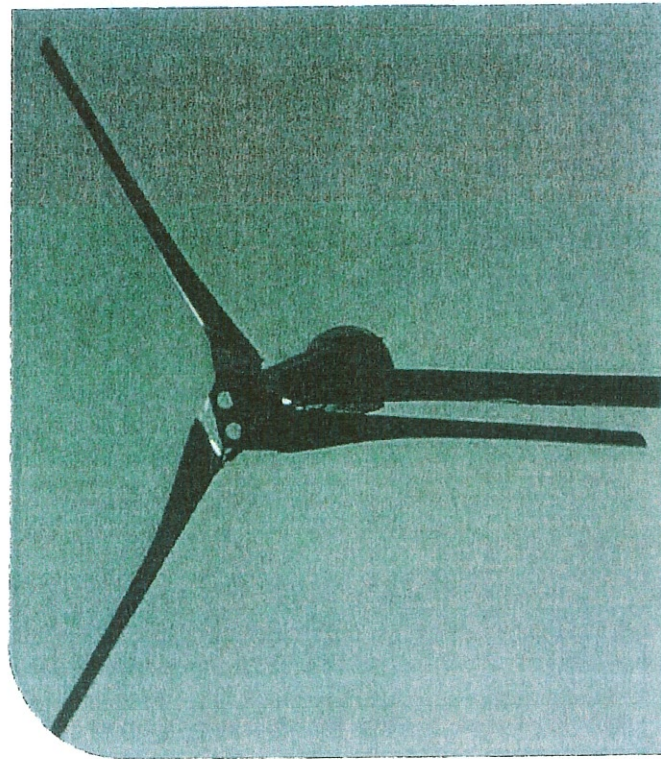




PHOTO D



# Technical Specification Sheet



## Proven Patented Furling

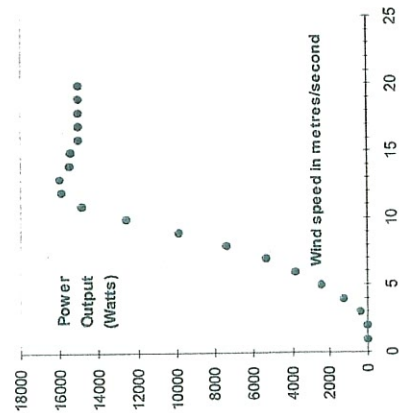
In winds of above 12m/s or 25mph, the Proven's blades twist to limit power in response to high rpm

## Low Speed

## Equals Durability

## Marine Build Quality

All machines are manufactured with galvanised steel, stainless steel & plastic components



## MODEL

Cut In (m/s)<sup>1</sup>  
Cut Out m/s  
Survival m/s  
Rated (m/s)  
Rotor Type  
No. of Blades  
Blade Material  
Rotor Diameter(m)  
Generator Type

Proven 15 (15kW)

2.5  
None  
70  
12  
Downwind, Self Regulating  
3  
Glassthermoplastic Composite  
9  
Brushless, Direct Drive,  
Permanent Magnet  
48V DC

Battery charging  
Grid connect with  
Windy Boy Inverter  
Direct Heating  
Rated RPM  
Annual Output<sup>2</sup>  
Head Weight (kg)  
Mast Type

230Vac 50Hz or 240Vac 60Hz  
240V ac  
150  
15,000-30,000 kWh  
1100  
Tilt-up, tapered, self-supporting,  
no guy wires (Taller guyed towers  
also available on request)  
15 or 25  
3.7x3.7x1.2 or 5x5x2  
1.5x1.5x1.2  
(no anchor foundation for 25m)  
1478 or 2794  
Yes  
48 dBA  
65 dBA  
26

Hub Height (m)  
WT Found (m)  
Winch Found (m)

Tower Weight (kg)  
Mechanical Brake  
Noise<sup>3</sup> @ 5m/s  
Noise @ 20m/s  
Rotor Thrust (kN)  
Sample of  
commercial customers

British Telecom  
Scottish Youth Hostel Association  
British Rail  
Irish Lighthouse Authority  
UK Lighthouse Authority  
T-mobile  
Orange  
Shell Exploration  
Saudi Aramco

- 1 metres/second = 2.24 miles per hour=3.6kph
- 2 Output range is quoted to cover typical average wind speeds (annual). Lighter wind sites with typical 4.5m/s will produce lower end of range. Higher wind speed sites e.g. 6.5m/s average will produce upper end of range.
- 3 All readings taken with an A1P SL-25 dBA meter at the base of the tower at a height of 1.5m.

\* A car passing 20m away @ approx 40 mph is 70-80dBA



<b>Application Number</b>	4/09/2477/0
<b>Applicant</b>	MRS D GLASSON
<b>Location</b>	LAND ADJOINING, 117 RANNERDALE DRIVE, WHITEHAVEN, CUMBRIA.
<b>Proposal</b>	EXTENSION OF TIME LIMIT (3 YEARS) FOR IMPLEMENTATION OF OUTLINE APPLICATION FOR RESIDENTIAL DEVELOPMENT FOR 3 INFILL ESTATE PLOTS AND LANDSCAPING
<b>Decision</b>	Approve in Outline
<b>Decision Date</b>	15 February 2010
<b>Dispatch Date</b>	15 February 2010
<b>Parish</b>	Whitehaven

<b>Application Number</b>	4/09/2541/0
<b>Applicant</b>	MR T MOON
<b>Location</b>	9, ST GEORGE'S ROAD, MILLOM, CUMBRIA.
<b>Proposal</b>	CREATION OF DISABLED ACCESS RAMP, REMOVAL OF CHIMNEY BREAST AT GROUND FLOOR & CREATION OF NEW DOORWAY
<b>Decision</b>	Approve
<b>Decision Date</b>	1 February 2010
<b>Dispatch Date</b>	1 February 2010
<b>Parish</b>	Millom

<b>Application Number</b>	4/09/2543/0
<b>Applicant</b>	MR T WEST
<b>Location</b>	WHIN BANK, ROTTINGTON, WHITEHAVEN.
<b>Proposal</b>	CHANGE OF USE OF PART OF FIELD TO STONE SURFACED YARD
<b>Decision</b>	Withdrawn
<b>Decision Date</b>	4 February 2010
<b>Dispatch Date</b>	4 February 2010
<b>Parish</b>	St Bees

<b>Application Number</b>	4/09/2544/0
<b>Applicant</b>	SELLAFIELD LTD
<b>Location</b>	SELLAFIELD, SEASCALE, CUMBRIA.
<b>Proposal</b>	TWO SINGLE STOREY MODULAR BUILDINGS FOR THE PROVISION OF OFFICE ACCOMODATION
<b>Decision</b>	Approve (commence within 3 years)
<b>Decision Date</b>	3 February 2010
<b>Dispatch Date</b>	3 February 2010
<b>Parish</b>	St Bridgets Beckermest



<b>Application Number</b>	4/09/2545/0A1
<b>Applicant</b>	Mr M Swindles
<b>Location</b>	CROSSFIELD GARAGE,LECONFIELD STREET,CLEATOR MOOR,CA25 5QQ
<b>Proposal</b>	1 No Internally Illuminated Double Sided Pole Mounted Display (Retrospective) (Retrospective)
<b>Decision</b>	Approve Advertisement Consent
<b>Decision Date</b>	2 February 2010
<b>Dispatch Date</b>	3 February 2010
<b>Parish</b>	Cleator Moor

<b>Application Number</b>	4/09/2546/0F1
<b>Applicant</b>	Mr A Blomfield
<b>Location</b>	WOODLAND NURSERIES,STAMFORD HILL,LOWCA,CA28 6PS
<b>Proposal</b>	THREE RESIDENTIAL CARAVANS (RETROSPECTIVE)
<b>Decision</b>	Approve
<b>Decision Date</b>	3 February 2010
<b>Dispatch Date</b>	3 February 2010
<b>Parish</b>	Lowca

<b>Application Number</b>	4/09/2548/0F1
<b>Applicant</b>	Mr D Eley
<b>Location</b>	63 QUEEN STREET,MILLOM,LA18 4DN
<b>Proposal</b>	Conversion of existing shop and flat to form three self contained flats
<b>Decision</b>	Approve (commence within 3 years)
<b>Decision Date</b>	3 February 2010
<b>Dispatch Date</b>	3 February 2010
<b>Parish</b>	Millom

<b>Application Number</b>	4/09/2549/0C1
<b>Applicant</b>	Mr T Nutsford
<b>Location</b>	TOWN HEAD FARM,69 MAIN STREET,ST BEES,CA27 0AL
<b>Proposal</b>	Conservation Area Consent to Remove a non Traditional Building and Convert 2 Traditional Buildings to form 2 Residential Units
<b>Decision</b>	Approve
<b>Decision Date</b>	4 February 2010
<b>Dispatch Date</b>	4 February 2010
<b>Parish</b>	St Bees



<b>Application Number</b>	4/09/2550/0F1
<b>Applicant</b>	Mr T Nutsford
<b>Location</b>	TOWN HEAD FARM,69 MAIN STREET,ST BEES,CA27 0AL
<b>Proposal</b>	Renewal of Permission to Remove a Non-Traditional Building and Convert 2 Traditional Buildings to Form 2 Residential Units
<b>Decision</b>	Approve
<b>Decision Date</b>	4 February 2010
<b>Dispatch Date</b>	4 February 2010
<b>Parish</b>	St Bees

<b>Application Number</b>	4/09/2556/0F1
<b>Applicant</b>	Miss M Haig & Mr P Foley
<b>Location</b>	THE HOUND INN,ARLECDON,FRIZINGTON,CA26 3XE
<b>Proposal</b>	Siting of Railway Carriage to Provide Restaurant to Existing Pub
<b>Decision</b>	Approve
<b>Decision Date</b>	11 February 2010
<b>Dispatch Date</b>	11 February 2010
<b>Parish</b>	Arlecdon and Frizington

<b>Application Number</b>	4/09/2558/TPO
<b>Applicant</b>	Mr C Vaughan
<b>Location</b>	LAND TO REAR OF,112 QUEEN STREET,WHITEHAVEN,CA28 7QD
<b>Proposal</b>	Crown Reduction of Two Trees situated within a Conservation Area
<b>Decision</b>	TREE PRESERVATION APPROVE
<b>Decision Date</b>	3 February 2010
<b>Dispatch Date</b>	4 February 2010
<b>Parish</b>	Whitehaven

<b>Application Number</b>	4/10/2001/0F1
<b>Applicant</b>	Mr P Smith
<b>Location</b>	KENMORE,SEA MILL LANE,ST BEES,CA27 0BD
<b>Proposal</b>	Removal of Garage, Erection of Two Storey Extension
<b>Decision</b>	Approve
<b>Decision Date</b>	16 February 2010
<b>Dispatch Date</b>	16 February 2010
<b>Parish</b>	St Bees



<b>Application Number</b>	4/10/2006/TPO
<b>Applicant</b>	Mrs J Donaldson
<b>Location</b>	THE PRIORY,ST BEES,ST BEES,CA27 0DR
<b>Proposal</b>	Crown Reduction of Mixed Group of Alder and Willow Trees within St Bees Conservation Area
<b>Decision</b>	TREE PRESERVATION APPROVE
<b>Decision Date</b>	3 February 2010
<b>Dispatch Date</b>	3 February 2010
<b>Parish</b>	St Bees

<b>Application Number</b>	4/10/2009/0F1
<b>Applicant</b>	Mr D Fitzsimmons
<b>Location</b>	ASHVILL,BIRKS ROAD,CLEATOR MOOR,CA25 5HR
<b>Proposal</b>	SUN ROOM EXTENSION
<b>Decision</b>	Approve
<b>Decision Date</b>	16 February 2010
<b>Dispatch Date</b>	16 February 2010
<b>Parish</b>	Cleator Moor

<b>Application Number</b>	4/10/2011/0F1
<b>Applicant</b>	Mr S Singleton
<b>Location</b>	27 CROSS LANE,WHITEHAVEN,CA28 6TW
<b>Proposal</b>	SINGLE STOREY REAR EXTENSION
<b>Decision</b>	Approve
<b>Decision Date</b>	16 February 2010
<b>Dispatch Date</b>	16 February 2010
<b>Parish</b>	Whitehaven

<b>Application Number</b>	4/10/2014/TPO
<b>Applicant</b>	Mr P Williams
<b>Location</b>	GLENWOOD,LINGMELL,SEASCALE,CA20 1HG
<b>Proposal</b>	APPLICATION TO CROWN REDUCE 3 BEECH TREES AND 1 OAK TREE PROTECTED BY A TREE PRESERVATION ORDER
<b>Decision</b>	TREE PRESERVATION APPROVE
<b>Decision Date</b>	2 February 2010
<b>Dispatch Date</b>	3 February 2010
<b>Parish</b>	Seascale

<b>Application Number</b>	4/10/2015/0F1
<b>Applicant</b>	Mr I Berry

<b>Location</b>	17 FESTIVAL ROAD,MILLOM,LA18 5AN
<b>Proposal</b>	FIRST FLOOR BATHROOM EXTENSION GROUND FLOOR CONSERVATORY AND RE-ARRANGE TIMBER DECKING
<b>Decision</b>	Approve (commence within 3 years)
<b>Decision Date</b>	16 February 2010
<b>Dispatch Date</b>	16 February 2010
<b>Parish</b>	Millom

<b>Application Number</b>	4/10/2016/OF1
<b>Applicant</b>	Dr C Hall
<b>Location</b>	66B MAIN STREET,EGREMONT,CA22 2DB
<b>Proposal</b>	CHANGE OF USE OF GROUND FLOOR ACCOMMODATION FROM OPTICIANS TO DOCTORS SURGERY
<b>Decision</b>	Approve (commence within 3 years)
<b>Decision Date</b>	16 February 2010
<b>Dispatch Date</b>	16 February 2010
<b>Parish</b>	Egremont

<b>Application Number</b>	4/10/2020/OF1
<b>Applicant</b>	Mrs B Green
<b>Location</b>	CAR PARK,CHAPEL STREET,,EGREMONT,,
<b>Proposal</b>	VENTILATION BOLLARD
<b>Decision</b>	Approve (commence within 3 years)
<b>Decision Date</b>	16 February 2010
<b>Dispatch Date</b>	16 February 2010
<b>Parish</b>	Egremont

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