

Town and Country Planning Act 1990 (as amended)

4/16/2173/OF1

NOTICE OF GRANT OF PLANNING PERMISSION

FDS Architectural
Hollandia
Great Urswick
ULVERSTON
Cumbria LA12 0SP

CHANGE OF USE FROM GYMNASIUM AND GAMES ROOM TO RESIDENTIAL HOLIDAY LET
HIGH LOWSCALES FARM, MILLOM
Mr M Fletcher

The above application dated 16/05/2016 has been considered by the Council in pursuance of its powers under the above mentioned Act and **PLANNING PERMISSION HAS BEEN GRANTED** subject to the following 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 as received on the respective dates and development shall be carried out in accordance with them -
 - Proposed Location Plans, Scale 1 500, Drawing Ref FDS0197, Rev B Received by the Local Planning Authority on the 16th May 2016
 - Existing Site Plans, Scale 1 200, Drawing Ref FDS0197, Rev A, Received by the Local Planning Authority on the 16th May 2016
 - Existing Location Plans, Scale 1 500, Drawing Ref FDS0197, Rev Received by the Local Planning Authority on the 16th May 2016
 - Existing Location Plans, Scale 1 1250, Drawing Ref FDS0197, Rev B, Received by the Local Planning Authority on the 16th May 2016

- Proposed Site Plans, Scale 1 200, Drawing Ref FDS0197, Rev D, Received by the Local Planning Authority on the 16th May 2016
- Proposed Plans and Elevations, Scale 1 100, Drawing ref FDS0197, Rev A, Received by the Local Planning Authority on the 16th May 2016
- Proposed Plans and Elevations, Scale 1 100, Drawing No FDS0197, Rev D, Received by the Local Planning Authority on the 16th May 2016
- Design and Access Report, Received by the Local Planning Authority on the 16th May 2016

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 residential unit hereby approved shall be occupied solely for holiday letting purposes and shall not be sold or let as a permanent dwelling

Reason

The site is not considered appropriate for permanent residential use

Informative

The proposed development lies within a coal mining area which may contain unrecorded coal mining related hazards. If any coal mining feature is encountered during development, this should be reported immediately to The Coal Authority on 0845 762 6848. It should also be noted that this site may lie in an area where a current licence exists for underground coal mining.

Further information is also available on The Coal Authority website at www.coal.decc.gov.uk

Property specific summary information on past, current and future coal mining activity can be obtained from The Coal Authority's Property Search Service on 0845 762 6848 or at www.groundstability.com <<http://www.groundstability.com>>


Statement

The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received, and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development as set out in the National Planning Policy Framework.



Please read the accompanying notice

21/07/2016

 Pat Graham
Director of Services