

Central Square South
Orchard Street
Newcastle
NE1 3AZ
FAO: Christopher Johnson

Please Contact: Christie M Burns
My Ref: 4/21/2420/0F1
Tel: 07799131879
Date: 26 October 2021

Dear Sir/Madam,

**TOWN AND COUNTY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND)
ORDER 2015 (AS AMENDED).**

LOCATION: LAND TO THE SOUTH OF NEWTON MANOR, GOSFORTH, SEASCALE
PROPOSAL: PRIOR NOTIFICATION OF PROPOSED DEMOLITION OF A SMALL SINGLE
STOREY OUTBUILDING (RESUBMISSION)
APPLICATION REF: 4/21/2420/0F1

I write with reference to the Notice of Intention Application received by the Authority on 22/09/2021.

It is confirmed that in this instance, the prior approval of Copeland Borough Council will not be required and you may therefore proceed with the development.

This confirmation is conditional upon the following:

1. The development must be carried out entirely in accordance with the details submitted.
2. The development must be carried out within a period of five years from the date of this letter.

Informative

If bats are discovered after development has started, all works shall stop and expert help should be sought from a qualified and licensed ecologist. A survey should be undertaken and mitigation plans developed on the basis of this study. Bats and their roosts are protected by law and it is an offence to wilfully injure or kill a bat or damage or destroy a bat roost.

It is highlighted that this approval refers only to the planning aspect and does not grant any consent which may be required under the Building Regulations or any other regulations.

I trust that the above is both clear and acceptable.

Yours faithfully,

A handwritten signature in dark ink, appearing to read "N. S. Hayman", with a stylized flourish at the end.

PP Pat Graham
Chief Executive