



**Cumberland Council**  
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**[cumberland.gov.uk](http://cumberland.gov.uk)**

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) – SECTION 73.

**NOTICE OF GRANT OF PLANNING PERMISSION**

Calva Design Studio  
Waters Edge  
2A Church Road  
Harrington  
CA14 5QP  
FAO: Mr Richard Lindsay

**APPLICATION No: 4/24/2207/0B1**

**VARIATION OF CONDITION 2 (PLANS) OF EXTANT PLANNING PERMISSION  
4/08/2194/0 TO REDUCE THE SCALE OF THE PROPOSED BUNGALOW FROM  
A 4 BEDROOMED DORMER BUNGALOW AND DOUBLE GARAGE TO A 2  
BEDROOMED BUNGALOW AND SINGLE GARAGE  
181 HIGH ROAD, WHITEHAVEN**

**Mrs J Tunstall**

The above application dated 31/05/2024 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:

Standard Conditions

1. -
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: -
  - Application Form, received 31st May 2024;
  - Site Location Plan, scale 1:1250, drawing number 05001 01, received 31st

- May 2024;
- Block Plan, scale 1:250, drawing number 05002 02, received 31st May 2024;
  - Proposed Ground Floor Plan, scale 1:50, drawing number 05001 02, received 31st May 2024;
  - Proposed Elevations, scale 1:100, drawing number 05001 02, received 31st May 2024;
  - Proposed Garage, scale 1:50, drawing number 04002 01, received 31st May 2024;
  - Typical Section, scale 1:50, drawing number 06001 01, received 31st May 2024;
  - Drainage Plan, scale 1:250, drawing number 01003 01, received 11th October 2024;
  - Surface Water Hierarchy Report, received 11th October 2024.

#### 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.

#### Prior to Occupation Condition

3. Prior to the first occupation of the development hereby approved, the foul and surface water drainage must be constructed and functioning in accordance with the Drainage Plan, scale 1:250, drawing number 01003 01, received 11<sup>th</sup> October 2024 and retained as such at all times thereafter.

#### Reason

To ensure a satisfactory scheme of surface water disposal from the site in accordance with Policies DS6 and DS7 of the Copeland Local Plan.

#### Other Conditions

4. Development must be completed in accordance with the Drainage Plan, scale 1:250, drawing number 01003 01, received 11<sup>th</sup> October 2024 and retained as such at all times thereafter.

#### Reason

To ensure a satisfactory scheme of surface water disposal from the site in accordance with Policies DS6 and DS7 of the Copeland Local Plan.

## **Informative Note**

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 Mining Remediation Authority on 0345 762 6846 or if a hazard is encountered on site call the emergency line 0800 288 4242.

Further information is also available on the Mining Remediation Authority website at: Mining Remediation Authority - GOV.UK

## **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 a variation of condition in accordance with the presumption in favour of sustainable development as set out in the National Planning Policy Framework.

Please read the accompanying notice



Nick Hayhurst  
Head of Planning and Place  
Inclusive Growth and Placemaking

21st March 2025

**APPROVALS  
(OUTLINE, FULL RESERVED MATTERS & HOUSEHOLDER)**

**TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT  
PROCEDURE) (ENGLAND) ORDER 2015**

**PART 2**

**TOWN AND COUNTRY PLANNING ACT 1990**

**Appeals to the Secretary of State**

- If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- If you want to appeal against your local planning authority's decision then you must do so within 6 months of the date of this notice.
- Appeals can be made online at: <https://www.gov.uk/appeal-planning-decision> . If you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.
- The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate ([inquiryappeals@planninginspectorate.gov.uk](mailto:inquiryappeals@planninginspectorate.gov.uk)) at least 10 days before submitting the appeal. [Further details are on GOV.UK.](#)

**Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council (District Council, London Borough Council or Common Council of the City of London) in whose area the land is situated. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part V1 of the Town and Country Planning Act 1990.