



**Cumberland Council
Cumbria House
107-117 Botchergate
Carlisle
Cumbria CA1 1RD
Telephone 0300 373 3730
cumberland.gov.uk**

**TOWN AND COUNTRY PLANNING (CONTROL OF ADVERTISEMENTS)
REGULATIONS 2007
NOTICE OF EXPRESS CONSENT**

Greggs Plc
12 Martin Dale
Loggerheads
Market Drayton
TF9 4DH
FAO: Mrs Sara Humphries

APPLICATION No: 4/24/2349/0A1

**APPLICATION FOR CONSENT TO INSTALL A NEW FASCIA AND PROJECTING
SIGNAGE**

53-54 HIGH STREET, CLEATOR MOOR

Greggs plc

The above application dated 15/10/2024 has been considered by the Council in pursuance of its powers under the above Regulations and EXPRESS CONSENT HAS BEEN GRANTED subject to the statutory conditions set out in the accompanying notice and the following additional conditions:

1. This consent shall expire in 5 years from the date of this notice whereupon the signage shall be removed and any damage repaired unless further consent to display has been granted by the Local Planning Authority.

Reason

To accord with Regulation 14 (7) of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007 and in the interests of amenity and public safety.

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 15th October 2024;
Site Location Plan, scale 1:1250, received 15th October 2024;
Proposed Floor Plans, scale 1:50, drawing number RNTH/S6653/02P, received 15th October 2024;
Existing and Proposed Sections, scale 1:50, drawing number RNTH/S6653/03P, received 15th October 2024;
Existing and Proposed Elevations, scale 1:50, drawing number RNTH/S6653/03P, received 15th October 2024;
Adverts Plan, scales 1:100, 1:50 and 1:10, drawing number RNTH/S6653/01A, received 15th October 2024;
Biodiversity Net Gain Exemption Statement, received 15th October 2024;
Design, Access and Heritage Statement, received 15th 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.

3. Artificial lighting to the development must conform to requirements to meet the Obtrusive Light Limitations for Exterior Lighting Installations for environmental zone E3 contained within the Institute of Light Engineers Guidance Notes for the Reduction of Obtrusive Light, GN01/21 dated 2021.

Reason

In order to safeguard the amenities of nearby residential occupiers and in accordance with Policy BE6 of the Copeland Local Plan.

The Standard Advertisement Conditions

4. No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant permission.

Reason

Required to be imposed by Regulation 2(1) of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

5. No advertisement shall be sited or displayed so as to:

- a) endanger persons using any highway, railway, waterway, dock, harbour or aerodrome (civil or military);
- b) obscure, or hinder the ready interpretation of, any traffic sign, railway signal or aid to navigation by water or air; or
- c) hinder the operation of any device used for the purpose of security or surveillance or for measuring the speed of any vehicle.

Reason

Required to be imposed by Regulation 2(1) of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

6. Any advertisement displayed, and any site used for the display of advertisements, shall be maintained in a condition that does not impair the visual amenity of the site.

Reason

Required to be imposed by Regulation 2(1) of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

7. Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a condition that does not endanger the public.

Reason

Required to be imposed by Regulation 2(1) of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

8. Where an advertisement is required to be removed under the Town and Country Planning (Control of Advertisements) (England) Regulations 2007 (as amended), the site shall be left in a condition that does not endanger the public or impair visual amenity.

Reason

Required to be imposed by Regulation 2(1) of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007

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 advertisement consent 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

09th December 2024

ADVERTISEMENT APPROVAL

APPEALS TO THE SECRETARY OF STATE

- If you are aggrieved by the decision of your local planning authority to refuse consent or to grant it subject to conditions, then you can appeal to the Secretary of State.
- In the case of a decision to refuse express consent for the display of an advertisement, or grant it with conditions; if you want to appeal against this decision then you must do so within 8 weeks of the date of receipt of this notice.
- Appeals can be made online at: <https://www.gov.uk/planning-inspectorate>. 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.