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**From:** Christie Burns  
**Sent:** 06 August 2024 13:02  
**To:** Development Control  
**Subject:** FW: PLANNING APP 4/24/2202/0F1 - 70A MAIN STREET, EGREMONT

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Hi all,

Comments to be put online please.

Please note that the advice in this email is given in good faith on the basis of the information available at the present time. The advice may be subject to revision following further examination or consultation, or where additional information comes to light, and is therefore not binding on any future recommendation which may be made to the Council or any formal decision by the Council.

Kind Regards,

**Christie Burns MRTPI**

Senior Planning Officer | Development Management  
Thriving Place and Investment | Cumberland Council  
The Market Hall | Market Place | Whitehaven | CA28 7JG  
T:  
Email:



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**From:** Kevan Buck  
**Sent:** Tuesday, August 6, 2024 1:01 PM  
**To:** Christie Burns  
**Subject:** RE: PLANNING APP 4/24/2202/0F1 - 70A MAIN STREET, EGREMONT

Hi Christie

Yes that is fine and please thank the applicant for the Noise Management Plan.  
This is acceptable and will discharge the planning condition.

Regards

**Kevan Buck**

Environmental Health Officer - Environmental Health  
Public Health & Protection | Cumberland Council  
Whitehaven Commercial Park, Moresby Parks, Whitehaven, Cumbria, CA28 8YD

T. 0300 373 3730



**From:** Christie Burns  
**Sent:** 06 August 2024 12:56  
**To:** Kevan Buck  
**Subject:** RE: PLANNING APP 4/24/2202/0F1 - 70A MAIN STREET, EGREMONT

Hi Kevan,

Thanks for getting back to me on this.

Please see attached amended document from the applicant and their response as follows:

Please see attached, I have highlighted the added information. Please note that once the business is up and running there will be a business email address and website, so the will need to be updated. However, immediate neighbours, the town council, Emma's Bakes and the physio center all have me personal phone number and email.

I would be grateful for your further comments on this as soon as possible.

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Kind Regards,

**Christie Burns MRTPI**

Senior Planning Officer | Development Management  
Thriving Place and Investment | Cumberland Council  
The Market Hall | Market Place | Whitehaven | CA28 7JG

T:

Email:



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**From:** Kevan Buck  
**Sent:** Tuesday, August 6, 2024 11:10 AM  
**To:** Christie Burns  
**Subject:** RE: PLANNING APP 4/24/2202/OF1 - 70A MAIN STREET, EGREMONT

Morning Christie  
Thanks for sending the NMP through.  
Can an email contact be added to this please?  
In all other respects I am happy with the document.

Regards

**Kevan Buck**  
Environmental Health Officer - Environmental Health  
Public Health & Protection | Cumberland Council  
Whitehaven Commercial Park, Moresby Parks, Whitehaven, Cumbria, CA28 8YD

T. 0300 373 3730

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**From:** Christie Burns  
**Sent:** 05 August 2024 16:15  
**To:** Kevan Buck  
**Subject:** RE: PLANNING APP 4/24/2202/OF1 - 70A MAIN STREET, EGREMONT

Hi Kevan,

The applicant is seeking to deal with the noise management plan condition as part of the current application and has provided the attached. Please can you review and provide comments within 7 days of this email if possible.

Please note that the advice in this email is given in good faith on the basis of the information available at the present time. The advice may be subject to revision following further examination or consultation, or where additional information comes to light, and is therefore not binding on any future recommendation which may be made to the Council or any formal decision by the Council.

Kind Regards,

**Christie Burns MRTPI**  
Senior Planning Officer | Development Management  
Thriving Place and Investment | Cumberland Council



**From:** Kevan Buck

**Sent:** Thursday, June 27, 2024 11:09 AM

**To:** Development Control

**Cc:** Christie Burns

**Subject:** PLANNING APP 4/24/2202/0F1 - 70A MAIN STREET, EGREMONT

Change of use from ground floor retail and first floor residential (Class E and C3) to form a short term let / holiday cottage (Class C3) and external alterations involving the replacement of existing windows and doors, the installation of roof lights and the widening of an existing door opening on the rear elevation and the demolition of a chimney.

Further to the above planning application.

There are no objections to this proposal from Environmental Health, subject to the following comments.

The property lies within a 1km grid square of which some parts have elevated radon potential. Full radon protection should therefore be built into the development.

If the development is approved, Environmental Health are also conscious of possible noise disturbance, during the construction phase and from holiday guests in the cottage.

The following conditions are therefore requested:

- Noise / Dust from Construction Works

Following approval of the development, construction activities that are audible at the site boundary shall be carried out only between the following hours: Monday to Friday 08.00 – 18.00 and Saturday 08.00 – 13.00 and at no time on Sunday or Bank Holidays.

Deliveries to and removal of plant, equipment, machinery and waste from the site must only take place within the permitted hours detailed above unless otherwise agreed with the Local Planning Authority.

Measures for the mitigation of dust and other airborne pollutants should also be taken at all times during the construction phase.

Reason: In the interests of the amenities of surrounding occupiers during the construction of the development.

- Noise Management Plan

No building or use hereby permitted shall be occupied or the use commenced until a Noise Management Plan has been submitted to and approved in writing by the Local Planning Authority. The Noise Management Plan shall include undertakings and procedures for:

- (i) The name/s of an (on-site) supervisor/s responsible for the behaviour of guests and for liaison with local residents and this Council;
- (ii) The control and use of outside areas;
- (iii) The control of noise breakout from within the building;

- (iv) Access and egress to and from the property by guests including arrangements for vehicle parking;
  - (v) Recording of complaints and response to those complaints;
  - (vi) The annual review of the Noise Management Plan and, if necessary, the submission and approval in writing by the Local Planning Authority of any revised Noise Management Plan;
  - (vii) Any other matters that are reasonably required by the Local Planning Authority.
- Reason: To safeguard the amenity of nearby residents and the area generally.

Regards

**Kevan Buck**

Environmental Health Officer - Environmental Health

Public Health & Protection | Cumberland Council

Whitehaven Commercial Park, Moresby Parks, Whitehaven, Cumbria, CA28 8YD

T. 0300 373 3730

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