

Item No. 17**SCHEDULE C**

APPLICATION NUMBER CB/09/00991/FULL
LOCATION 98 DELLS LANE, BIGGLESWADE, SG18 8HN
PROPOSAL FULL: FIRST FLOOR SIDE/REAR EXTENSION
PARISH Biggleswade
WARD Biggleswade
WARD COUNCILLORS Cllrs M Jones, D Lawrence, J Lawrence , P Vickers
CASE OFFICER Dee Walker
DATE REGISTERED 01 June 2009
EXPIRY DATE 27 July 2009
APPLICANT Mr & Mrs Oliver
AGENT Dimensional Designs

REASON FOR COMMITTEE TO DETERMINE **APPLICANT IS A CENTRAL BEDFORDSHIRE COUNCIL MEMBER OF STAFF**

RECOMMENDED DECISION **FULL CONDITIONAL APPROVAL**

Recommendation

APPROVE Planning Permission for the application set out above subject to the following condition(s):

- 1 The development hereby approved shall be commenced within three years of the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990 which is designed to ensure that a planning permission does not continue in existence indefinitely if the development to which it relates is not carried out.

- 2 **Prior to the first occupation of the building the first floor windows in the west elevation of the development shall be fitted with obscured glass of a type to substantially restrict vision through it at all times, and restriction on its opening, details of which shall have been previously submitted to and agreed in writing by the Local Planning Authority. The development shall accord with the approved details.**

Reason: To safeguard the amenities of occupiers of adjoining properties.

- 3 All external works hereby permitted shall be carried out in materials to match as closely as possible in colour, type and texture, those of the existing building.

Reason: To safeguard the appearance of the completed development by ensuring that the development hereby permitted is finished externally with materials to match/complement the existing building(s) and the visual amenities of the locality.

- 4 Notwithstanding any provision of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking or re-enacting that Order with or without modification) no further window or other opening shall be formed on the north, south and west elevation of the building.

Reason: To protect the amenities of occupiers of neighbouring properties.