

Item No. 13**SCHEDULE C**

APPLICATION NUMBER	CB/10/02831/FULL
LOCATION	Land At, Poplar Close, Sandy
PROPOSAL	Full: Erection of Bike Safe 300 motorcycle garage
PARISH	Sandy
WARD	Sandy
WARD COUNCILLORS	Cllr Nigel Aldis & Cllr Peter Blaine
CASE OFFICER	Annabel Gammell
DATE REGISTERED	29 July 2010
EXPIRY DATE	23 September 2010
APPLICANT	Mr Blaine
AGENT	
REASON FOR COMMITTEE TO DETERMINE	The applicant is a Ward Councillor
RECOMMENDED DECISION	Full Application - Granted

Reasons for Granting

The proposed bike safe 300 on the land belonging to the residential dwelling 19 Poplar Close would not detrimentally impact upon the character and appearance of the surrounding area and there would be no detrimental impact upon any neighbouring properties. The scheme therefore, by reason of its site, design and location, is in conformity with Planning Policy Statement 1 (2005), Planning Policy Statement 3 (2006), East of England Plan (May 2008), Milton Keynes and South Midlands Sub-Regional Strategy (March 2005) and Policy DM3 of the Core Strategy and Development Management Policies, November 2009. It is further in conformity with the Central Bedfordshire Supplementary Technical Guidance "Design in Central Bedfordshire, A Guide for Development."

Recommendation

That Planning Permission be granted subject to the following:

- 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 All external works hereby permitted shall be carried out in materials as specified within the application form, unless otherwise agreed in writing by the Local Planning Authority.

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.

[Note: In advance of consideration of the application the Committee were advised of consultation received as set out in the Late Sheet attached to these Minutes.]