

**Item No. 11****SCHEDULE B**

<b>APPLICATION NUMBER</b>	<b>CB/11/04252/LB</b>
<b>LOCATION</b>	<b>Park House Nursing Home, Mill Lane, Sandy, SG19 1NL</b>
<b>PROPOSAL</b>	<b>Erection of Single Storey Side Extension</b>
<b>PARISH</b>	<b>Sandy</b>
<b>WARD</b>	<b>Sandy</b>
<b>WARD COUNCILLORS</b>	<b>Cllrs Aldis, Maudlin &amp; Sheppard</b>
<b>CASE OFFICER</b>	<b>Samantha Boyd</b>
<b>DATE REGISTERED</b>	<b>30 November 2011</b>
<b>EXPIRY DATE</b>	<b>25 January 2012</b>
<b>APPLICANT</b>	<b>John Tillisch Ltd</b>
<b>AGENT</b>	<b>J &amp; J Design</b>
<b>REASON FOR COMMITTEE TO DETERMINE</b>	<b>Cllr Aldis Committee Call-in. Reason - overdevelopment of site leading to a lack of outdoor amenity space for residents and adverse impact on near neighbours.</b>
<b>RECOMMENDED DECISION</b>	<b>Listed Building - Granted</b>

**Recommendation**

That Listed Building Consent be granted subject to the following:

- 1 The works hereby consented shall be begun within three years of the date of this permission.

Reason: To comply with Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990, to ensure that this consent does not continue in existence indefinitely if the development to which it relates is not carried out.

- 2 **Prior to commencement of the development hereby approved a scheme shall be submitted for written approval by the Local Planning Authority setting out the details of the materials to be used for the external appearance of the building. The development shall be carried out in accordance with the approved scheme.**

**Reason: To protect the visual amenities of the building and of the area generally.**

- 3 Following the carrying out or completion of the building operations or alterations for which consent is hereby granted, all making good of the existing building shall be carried out in materials and finishes which closely match, like-for-like, those historic materials and finishing details used in the existing building or structure- to accord with usual conservation good practice and to the satisfaction of the Local Planning Authority. If there is any doubt regarding the approach to any proposed making good, or any alternative materials are proposed, a precise specification of the materials and finishes should be submitted to and agreed in writing by the Local

Planning Authority.

Reason: To ensure that the special architectural and historic interest, character and appearance of the building is properly maintained, in accordance with PPS 5 & standard conservation good practice.

- 4 The works hereby permitted shall not be carried out except in complete accordance with the details shown on the submitted plans, numbers 1103/1, 1103/2, 1103/3, 1103/4, 1103/5, 1103/6, 1103/7, 1103/8, 1103/9, 1103/10, 11-033-LS.

Reason: For the avoidance of doubt.

### **Reasons for Granting**

The proposed single storey extension would not have a negative impact on the character and appearance of the listed building therefore by reason of its site, design and location, is in conformity with Policy CS15 and DM13 of the Core Strategy and Management Policies, November 2009; Planning Policy Statement 5 (2010), Regional policies in the East of England Plan (May 2008) and the Milton Keynes and South Midlands Sub-Regional Strategy (March 2005).