

Item No. 14**SCHEDULE B**

APPLICATION NUMBER	SB/09/00137/TP
LOCATION PROPOSAL	3 SHENLEY CLOSE, LEIGHTON BUZZARD, LU7 3DG ERECTION OF SINGLE STOREY SIDE AND REAR EXTENSIONS, CONVERSION OF ROOF SPACE AND INSTALLATION OF FRONT AND REAR DORMER WINDOWS
PARISH	LEIGHTON LINSLADE
WARD & COUNCILLORS	Leighton-Linslade - Plantation Cllrs R Berry, P Rawcliffe & J Taylor
CASE OFFICER	Abel Bunu
DATE REGISTERED	02/03/2009
EXPIRY DATE	27/04/2009
APPLICANT	Mr & Mrs C Rooks
AGENT	Mr Richard Onslow
REASON FOR COMMITTEE TO DETERMINE	OBJECTION BY LEIGHTON-LINSLADE TOWN COUNCIL IN TERMS OF DESIGN, OUT OF KEEPING AND UNACCEPTABLE LOSS OF AMENITY
RECOMMENDED DECISION	GRANT PLANNING PERMISSION

APPROVE Planning Permission for the application set out above subject to the following conditions:

1. The development shall begin not later than three years from the date of this permission.

REASON: To comply with Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. New external brickwork and roofing materials shall match those of the existing building as closely as possible.

REASON: To ensure that the development is in keeping with the existing building.
(Policies BE8 & H8 S.B.L.P.R).

3. This permission relates only to the details shown on the Site Location Plan and Block Plan received 02/03/09, Drawing No's. 821.3a received 22/04/09 and 821.4a received 09/04/09 or to any subsequent appropriately endorsed revised plan.

REASON: To identify the approved plans and to avoid doubt.
(Policy J1)

Notes to Applicant

1. In accordance with Article 22 of the Town & Country Planning (General Development Procedure) Order 1995 (as Amended), the Council hereby certify that the proposal as hereby approved conforms with the relevant policies of the Development Plan comprising of the Regional Spatial Strategy for the East of England (the East of England Plan and the Milton Keynes and South Midlands Sub-Regional Strategy), Bedfordshire Structure Plan 2011 and the South Bedfordshire Local Plan Review and material considerations do not indicate otherwise. The policies which refer are as follows:

Regional Spatial Strategy

East of England Plan (May 2008)

ENV7 - Quality in the Built Environment

South Bedfordshire Local Plan Review

BE8 - Design Considerations

NE12 - The Re-use and Adaption of Rural Buildings

T10 - Parking in New Developments

2. In accordance with Article 22 of the Town and Country Planning (General Development Procedure) Order 1995 (as Amended), the reason for any condition above relates to the Policies as referred to in the Regional Spatial Strategy (RSS), Bedfordshire Structure Plan 2011 (BSP) and the South Bedfordshire Local Plan Review (SBLPR).
3. This permission relates only to that required under the Town & Country Planning Acts and does not include any consent or approval under any other enactment or under the Building Regulations. Any other consent or approval which is necessary must be obtained from the appropriate authority.

- [Notes:
- (1) In advance of consideration of the Application the Committee noted the proposed additional/amended condition as follows:
 3. (J1) – This permission relates only to the details shown on the Site Location Plan and Block Plan received 02/03/09, Drawing No's. 821.3a received 22/04/09 and 821.4a received 09/04/09 or to any subsequent appropriately endorsed revised plan.
REASON: To identify the approved plans and to avoid doubt.
 - (2) In advance of consideration of the Application the Committee received a representation made under the Public Participation Scheme.]