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COUNCIL OF THE ISLES OF SCILLY

Town Hall, The Parade, St Mary's TR21 0LW
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Town and Country Planning (Listed Buildings and Conservation Areas) Act 1990

GRANTING OF LISTED BUILDING CONSENT

Application No: P/16/030/LBC

Date Application Registered: 12th April 2016

Applicant: Miss Tania Trump
Council Of The Isles Of
Scilly,
Town Hall,
The Parade,
St Mary's,
Isles Of Scilly,
TR21 0LW

Agent: Mr Samuel Thompson
Ward William Associates,
Compass House,
Truro Business Park,
Threemilestone,
Cornwall,
TR4 9LD

Site Address: Longras Church Street Hugh Town St Mary's Isles Of Scilly

Proposal: Application for listed building consent for replacement of timber cladding, renewal of flat roof, construction of new bin store, new paving, external store modifications, replacement windows and general maintenance.

In pursuance of their powers under the above act, the Council hereby **PERMIT** the above development to be carried out in accordance with the following Conditions:

C1 The development hereby authorised shall be begun not later than three years from the date of this consent.

Reason: In accordance with the requirements of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).

C2 The development hereby permitted shall be carried out in accordance with the approved details only including:

- **Proposed Plans, Elevations and Sections: Drawing Number: 15-3734BS-02**

These are signed and stamped as APPROVED

Reason: For the clarity and avoidance of doubt and in the interests of the character and appearance of the Listed Building and Conservation Areas, Area of Outstanding Natural Beauty and Heritage Coast in accordance with Policy 1 of the Isles of Scilly Local Plan 2015.

PRE-COMMENCEMENT CONDITION

C3 Prior to the commencement of the approved development, a scheme including details of the sources of all building materials and the means/location of disposal of all demolition material and all waste arising from building works, including excess material from excavations, shall be submitted to and agreed in writing with the Planning Authority. The development shall thereafter proceed in strict accordance with the approved scheme unless otherwise agreed in

writing by the Planning Authority.

Reason: This is a pre-commencement condition that requires details that were not submitted as part of the application, but are required to fully understand the impact upon landscape and management of waste, to be submitted and agreed by the Local Planning Authority. This is to ensure those characteristics which contribute to the status of the Isles of Scilly as a Conservation Area, Area of Outstanding Natural Beauty and Heritage Coast are not eroded by uncontrolled mineral extraction or the tipping of waste. In accordance with the requirements of Policy 1 of the Isles of Scilly Local Plan 2005

PRE-COMMENCEMENT CONDITION

- C4 Before development starts large scale drawings to a minimum scale of 1:20 of the external joinery, including sections, the precise construction and method of opening and cill and lintel details shall be submitted to and approved in writing by the Local Planning Authority. The joinery shall then be constructed in accordance with the agreed details and be retained as such thereafter.**

Reason: This is a pre-commencement condition that requires details that were not submitted as part of the application but are required to ensure the proposed replacement windows preserve and enhance the character of the Listed Building in accordance with Policy 1 of the Isles of Scilly Local Plan 2005 and Paragraph 132 of the National Planning Policy Framework 2012.

PRE-COMMENCEMENT CONDITION

- C5 Before development starts large scale drawings to a minimum scale of 1:20 of the gate and railings showing the precise construction, materials, finish and design details shall be submitted to and approved in writing by the Local Planning Authority. The gate and railings shall then be constructed in accordance with the agreed details and be retained as such thereafter.**

Reason: This is a pre-commencement condition that requires details that were not submitted as part of the application but are required to ensure the proposed replacement railings preserve and enhance the character of the Listed Building in accordance with Policy 1 of the Isles of Scilly Local Plan 2005 and Paragraph 132 of the National Planning Policy Framework 2012.

Further Information

1. In dealing with this application, the Council of the Isles of Scilly has actively sought to work with the applicants in a positive and proactive manner, in accordance with paragraphs 186 and 187 of the NPPF.

Signed



Senior Manager: Infrastructure and Planning

DATE OF ISSUE:

6/6/16