

Planning Permission



Applicant:

Mr Stewart Cole
63 Gainsborough Avenue
Burnley
BB11 2PD

Part 1 Particulars of Application: APP/2005/0874 received 16 September 2005

Proposal: Retention of conservatory to gable elevation

Location: 63 GAINSBOROUGH AVENUE BURNLEY

Plans: 2 photographs, 5 detailed drawings and location plans received 16 Sept 05

Part 2 Particulars of Decision:

The Council gives notice under the Town and Country Planning Act 1990 (as amended) that Planning Permission has been **Granted** for the carrying out of the development in accordance with the application and plans submitted, referred to in Part 1 above.

Summary of Reason for Decision:

The development is generally in accordance with the Development Plan, in particular the policies listed below, and there are no other material considerations to indicate that planning permission should not be granted:

Burnley District Local Plan

EN14 - Privacy standards for new development

EN8 - General design policy for new development, including alterations and additions

Second Stage Deposit Local Plan

H13 - Extensions and Conversions of Existing Single Dwellings

Note:

The proposed development lies within a coal mining area. In the circumstances applicants should take account of any coal mining related hazards to stability in their proposals and also any mine gas emissions. Developers must also seek permission from the Authority before undertaking any operations that involve entry into any coal or mines of coal, including coal mine shafts and adits and the implementation of site investigations or other works. Property specific summary information on any past, current and proposed surface and underground coal mining activity to affect the development can be obtained from the Coal Authority. The Coal Authority Mining Reports Service can be contacted on 0845 762 6848 or at www.coal.gov.uk.

For Head of Planning & Environment Services Decision Date: 20 October 2005