BARNSLEY
Metropolitan Borough Council

GRANT OF PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION NO. 2006/0171

To Mr & Mrs Woodruff
7 Harthills
Hemmingfield
Barnsley
S73 0QX

DESCRIPTION Erection of single storey rear extension
LOCATION 7 Harthills, Hemmingfield, Barnsley, S73 0QX

Permission is granted for the proposals which were the subject of the Application and Plans registered by the Council on 03 February 2006 and described above.

The approval is subject on compliance with the following conditions:

1 The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.

Reason: In order to comply with the provision of Section 91 of the Town and Country Planning Act 1990.

2 The development hereby approved shall be carried out in strict accordance with the amended plans and specifications received on 20 March 2006 unless prior written consent has been given by the Local Planning Authority to any minor variation.

Reason: For the avoidance of doubt as amendments have been submitted during the course of processing the application and in accordance with UDP Policy BE6, Design Standards.

3 The external materials shall match those used in the existing building.

Reason: In the interests of the visual amenities of the locality and in accordance with UDP Policy BE6, Design Standards.

The grant of this consent does not constitute or imply permission, approval or consent by the Local Authority for any other purpose.

Signed R Middleton
Assistant Director, Planning and Transportation

Dated 21 March 2006

Planning and Transportation Service
Central Offices, Kendray Street, Barnsley. S70 2TN
Telephone: 01226 - 772600
Fax: 01226 - 772599

4 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order l995 (or any Order revoking or re-enacting that Order with or without modification) no alterations shall be made to the external appearance of the extension without the prior written consent of the Local Planning Authority.

Reason: In the interests of the visual amenities of the locality and in accordance with U.D.P. Policy BE6, Design Standards.

Informative:

1 The decision to grant planning permission has been taken having regard to the policies and proposals in the Barnsley Unitary Development Plan set out below and to all relevant material considerations, including Supplementary Planning Guidance:

H8E - Extensions to dwellings
SPG4: 'House Extensions'

The proposed extension is of a scale and design which harmonises with the existing building; will not adversely affect neighbouring property; will maintain the character of the street scene; and will not harm highway safety

This informative is only intended as a summary of the reason for granting planning permission. For further details on the decision please refer to the application file, by contacting 01226 772593.

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