

Barnsley MBC
Planning and Transportation Service
PO Box 604
Barnsley
S70 9FE

10 April 2013

MJB/JB 12.58

Dear Sir

Re: Hall Farm Shepherd Lane Thurnscoe

I am enclosing application for a Lawful Development Certificate in respect of works carried out at Hall Farm Thurnscoe Rotherham S63 0JS' together with payment of the application fee in the sum of £770.00 (half the total fee for the 4 dwellings already constructed) made up of two cheques.

Planning Permission ref: B/89/1615/DE was granted on 12 October 1989 for a development described as - *'Convert Hall Farm to 2 Units, convert barn to 2 units and erect 4 dwellings, Land off Shepherd lane Thurnscoe'*.

The works, to convert Hall Farm and the barn were commenced soon after the planning permission was granted and I am attaching the following documents to illustrate that the works were in compliance with the planning consent and that they commenced within 5 years of the granting of planning permission:

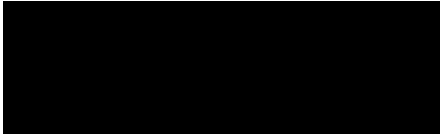
1. Photographic Record of the development as it exists today including a comparison of the front elevation of the converted barn with the approved plans.
2. Copy of the Building Control Applications History and Schedule of Inspections documents confirming that Building Regulations Applications ref: 90/6983 and 91/6160 were submitted for work to the Farmhouse and Barn in 1990 and 1991 respectively and the first site inspections for the works which were carried out concurrently, 'drains laid (Both)' was carried out on 15/07/1991. The laying of drains or service pipes is sufficient to constitute a material start. Further inspections were carried out as works progressed during 1991 and 1992 although a final completion certificate was not issued until October 1996, sometime after completion and sale of the properties in 1993.
3. A copy of the Title Transfer SYK331561 of The Old Barn (Unit 4) sold by the developer Brian Waldron Ltd to Mr and Mrs Berry on 18 June 1993.

Cont'

The works to construct the 4No new dwellings was not commenced at this time. Based upon the information provided above we contend that a 'Material Start' took place within the first 5 years of the planning permission being issued and therefore the consent remains extant enabling the remainder of the development of 4 new build dwellings, Units 1 2 5 and 6 to proceed without further consent.

I trust that the information provided is sufficient to allow you to consider the application however please let me know if you have any queries or require further clarification on this matter.

Yours faithfully



MJBooth
MBOOTH DESIGN

Submitted electronically