



GRANT OF PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION NO. 2013/0160

To Mr Tom Geelan
20B
Juliegee
Michaels Estate
Barnsley
S72 7DR

DESCRIPTION Erection of a front extension to existing garage. (Retrospective)
LOCATION 20B Juliegee, Michaels Estate, Barnsley, S72 7DR

Permission is granted for the proposals which were the subject of the Application and Plans registered by the Council on 20 February 2013 and described above.

The approval is subject on compliance with the following conditions:

- 1 The entire length of blockwork on the north facing side wall of the garage shall be rendered and painted, a scheme for which shall be submitted to the Local Planning Authority within 28 days of the date of this decision. The scheme shall then be implemented within 28 days of the written approval of these details by the Local Planning Authority and shall thereafter be retained as such.

Reason: In the interests of the visual amenity of the area and in accordance with Core Strategy Policy CSP29.

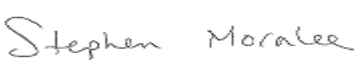
Reason(s) for Granting Permission

Informative(s)

Pursuant to article 31(1)(cc) of the Town and Country Planning (Development Management Procedure) Order 2010 (as amended), the Local Planning Authority have, where possible, made a pre-application advice service available, complied with our Planning Service Charter for Business and otherwise actively engaged with the applicant in dealing with the application.

- 1 If condition 1 is complied with the garage will be acceptable and comply with policy CSP 29 and the SPD on House Extensions in that it does not materially harm the visual amenity or the amenity of nearby residential occupiers

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

Signed 
Assistant Director, Planning and Regulatory Services

Dated 08 April 2013

NOTES:-

Appeals to the Secretary of State

If you are aggrieved by the decision of the Council to grant permission for the proposed development subject to conditions then you can appeal to the Secretary of State for the Environment, Transport and Regions under Section 78 of the Town and Country Planning Act. If you want to appeal, then you must do so within 12 weeks of the date of this notice, using a form which you can get from The Planning Inspectorate, Room 3/24 Hawk Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN.

The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions it imposed, having regard to the statutory requirements, to the provisions of the development order and to any directions giving under the order. In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based its decision on a direction given by him.

Purchase Notices

If either the Local Planning Authority or the Secretary of State for the Environment, Transport and Regions refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor can he render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted. In these circumstances, the owner may serve a purchase notice on the Council in whose area the land is situated. This notice will require the Council to purchase his interest in the land in accordance with the provisions of part VI of the Town and Country Planning Act 1990.

Compensation

In certain circumstances compensation may be claimed from the Local Planning Authority if permission is refused or granted subject to conditions by the Secretary of State on appeal or on reference to the application to him. These circumstances are set out in Sections 114 and related provisions of the Town and Country Planning Act 1990.