Our Ref: 24/80338/COND
Your Ref: P23-1057 Great Whyte, Ramsey ...

8 November 2024

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Emma Morrison
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BS32 4QL

Dear Sir/Madam

HUNTINGDONSHIRE DISTRICT COUNCIL
Application for Discharge of planning condition(s)

Proposal: Discharge of conditions 4 (Fixing Methods) and 5 (Masonry Repair) of 24/01256/LBC

Site address: Initiative House Great Whyte Ramsey Huntingdon

Your client:

Please find enclosed our formal decision notice relating to above application for approval of details relating to the above planning condition.

Yours faithfully

Clara Kerr
Chief Planning Officer

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Our Ref: 24/80338/COND
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8th November 2024

Dear Sir/Madam

Town And Country Planning (Development Management Procedure) (England) Order 2015 (Amended).

Proposal: Discharge of conditions 4 (Fixing Methods) and 5 (Masonry Repair) of 24/01256/LBC

Site address: Initiative House Great Whyte Ramsey Huntingdon

I refer to your application above received on 3 October 2024 and the plans, drawings and documents which form part of the application as described below.

The following condition/s are Approved

Condition 4 - Fixing Methods
Condition:

No fitting of the hanging sign or lighting trough to existing masonry shall commence until details of the means of fixing the hanging sign or lighting trough to the masonry have been submitted to and approved in writing by the Local Planning Authority. The works shall be carried out in accordance with the approved details.

Reason:

In the interests of maintaining the character and appearance of a building of special historical or architectural interest in accordance with Policies LP2 and LP34 of Huntingdonshire's Local Plan to 2036 and the NPPF (2023).

Plans:

*Signage and Trough Light ref D-D01
*Externally illuminated projection sign reg D-D02

Both received by the Local Planning Authority on the 03.10.24

Consultee comments:

HDC's Conservation Team have been consulted and raise no objections to the condition being discharged stating that "The submitted details indicate that the approach to attaching the signage and trough lighting will have the lightest impact necessary to undertake the proposed works and will not harm the special interest of the Listed Building. I have no objections to the proposed works and Condition 4 of application 24/01256/LBC may be discharged".

Conclusion

Given the level of detail provided alongside the favourable comments from consultees (as above) the works are considered to comply with the aims of the condition and therefore condition 4 of 24/01256/LBC may be discharged in full. It remains for the works to be undertaken in accordance with the approved details.

Condition 5 - Masonry Repair
Condition:

No fitting of the hanging sign or lighting trough to existing masonry shall commence until existing holes and defects in that masonry have been repaired in accordance with a scheme submitted to and approved by the Local Planning Authority. The proposed method should conform with the existing brick, bonding, mortar and pointing technique.

Reason:

In the interests of maintaining the character and appearance of a building of special historical or architectural interest in accordance with Policies LP2 and LP34 of Huntingdonshire's Local Plan to 2036 and the NPPF (2023).

Plans:

*Proposed elevations showing repairs ref C5369-S09 received by the Local Planning Authority on the 03.10.24

Consultee comments:

HDC's Conservation Team have been consulted and raise no objections to the condition being discharged stating that "The submitted details show a repair strategy that will not harm the special interest of the listed building. I have no objections to the proposed repairs and Condition 5 of application 24/01256/LBC may be discharged".

Conclusion

Given the level of detail provided alongside the favourable comments from consultees (as above) the works are considered to comply with the aims of the condition and therefore condition 5 of 24/01256/LBC may be discharged in full. It remains for the works to be undertaken in accordance with the approved details.

Where conditions have been discharged by the Local Planning Authority or where the condition details are acceptable but cannot be discharged, the works must be implemented

in full accordance with the approved details and the development shall be retained as such thereafter.

Yours faithfully



Clara Kerr
Chief Planning Officer
Date: 8 November 2024
Agent