

TOWN AND COUNTRY PLANNING ACT, 1971
TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER, 1977

CASTLE MORPETH BOROUGH COUNCIL

To T. James
Rudchester Manor,
Heddon on the Wall,
Newcastle upon Tyne, NE15 0JA

IN PURSUANCE of their powers under the above-mentioned Act the Borough Council HEREBY PERMIT the carrying out of the following development:-

Conversion of bothy and outbuildings to dwelling and alterations to access at Rudchester Manor, Heddon on the Wall.

(as amended by plans received 25th September 1989)

as described in your application for planning permission received on 13th July 1989 and in the plans and drawings attached thereto, subject to compliance with the relevant byelaws and statutory provisions and with the following condition(s):-

- 1. The development hereby permitted shall not be carried out otherwise than in complete accordance with the approved plans and specifications.
2. The development hereby permitted must be commenced within five years from the date of this permission.
3. Notwithstanding the description of the materials in the application, no development shall be commenced until precise details of the materials to be used in the construction of the external walls and roof of the building have been submitted to and approved by the Local planning Authority.

The reason(s) for the imposition of the condition(s) specified above is/are: continued....

- 1. In order to ensure that the development is carried out in accordance with the approved plans.
2. To ensure that the development is commenced within a reasonable period of time from the date of this permission.
3. To retain control over the external appearance of the development in the interests of amenity.

continued....

Dated 13th day of November

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JA Woodcock (Signature)

Planning Officer.

NOTE.

Failure to adhere to any details shown on the plans forming part of the application for which permission is hereby granted, and/or failure to comply with any conditions attached to this permission, may constitute a contravention of the provisions of the Town and Country Planning Act, 1971, in respect of which enforcement action might be taken.

Your attention is drawn to the notes overleaf.

Conditions

4. The access shall be fully implemented in accordance with the submitted plans prior to the occupation of the dwelling.
5. Two parking spaces shall be provided prior to the occupation of the dwelling, and kept permanently available for use.
6. Notwithstanding the provisions of the Town and Country Planning General Development Orders 1988-1989 no building or structure shall be erected other than expressly authorised by this permission.

Reasons

5. In the interests of highway safety.
6. To retain control over the development of the site.

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Castle Morpeth Borough Council

J. A. WOODCOCK, B.A., M.R.T.P.I.
BOROUGH PLANNING OFFICER

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OUR REF. 89/D/411

YOUR REF.

13th November 1989

T. James
Rudchester Manor,
Heddon on the Wall,
Newcastle upon Tyne, NE15 0JA

Dear Sir/Madam,

Approval of Materials

Conversion of bothy and outbuildings to dwelling and alterations to access at
Rudchester Manor, Heddon on the Wall.

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Your attention is drawn to Condition No. 3. on the attached decision notice. This requires you to submit details of the precise materials to be used in the construction of the external walls and roof of the building now proposed. Building work should not be commenced until the Local Planning Authority's written approval has been received. If you proceed with the development the Local Planning Authority has the power to take enforcement action under the Town and Country Planning Act 1971.

It is therefore in your best interests to ensure you have received the Local Planning Authority's approval of any external materials to which this condition refers. Normally, when you propose to use standard facing bricks and roofing tiles produced by the main manufacturers, the condition can be satisfied by notifying the Authority, in writing, of the manufacturer, description and colour of the particular product. In other cases the Local Planning Authority may require the submission of samples.

I would therefore strongly advise you or your contractor not to order building materials until agreement on the proposed facing materials has been reached with this Authority.

Yours faithfully

J.A. Woodcock
Planning Officer