

Walker Design
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Lostock Office Park
Lynstock Way
Bolton
Lancashire
BL6 4SG

Development Management
PO Box 606
Municipal Buildings
Earle Street
Crewe
CW1 9HP

email: [REDACTED]

DECISION NOTICE

Application No: **15/2802M**

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

Particulars of Development

Demolition of existing stables, change of use of existing stable and garage, erection of marquee's. (Retrospective)

Location

HILLTOP, FLASH LANE, BOLLINGTON, CHESHIRE, SK10 4ED

for [REDACTED]

In pursuance of its powers under the above Act, the Council hereby GRANTS planning permission for the above development in accordance with the application and accompanying plans submitted by you subject to compliance with the conditions specified hereunder, for the reasons indicated:

1. Due to the potential for noise disturbance to local residents, the development should be subject to the following hours of operation restrictions;

Monday – Sunday

08.00hrs - 12.30hrs

Reason: In the interests of residential amenity
2. All amplified music shall be restricted to be played within the converted barn building only – as a contained environment. At no time should amplified music be played within the marquee.

Reason: For the protection of residential amenity.

INFORMATIVES

The applicants are advised of the following in relation to the public right of way that traverses the site:

No building materials must be stored on the right of way

Vehicle movements must be arranged so as not to interfere with the public's use of the way

The safety of members of the public using the right of way must be ensured at all times

No additional barriers (e.g. gates) are to be placed across the right of way

There must be no diminution in the width of the right of way available for use by members of the public

No damage or alteration must be caused to the surface of the right of way

Wildlife mitigation fencing must not be placed across the right of way

The Local Planning Authority (LPA), in reaching this decision, has followed the guidance in paragraphs 186 and 187 of the National Planning Policy Framework. The Framework advises that the LPA should work proactively with applicants to secure developments that improve the economic, social and environmental conditions of the area.

Please Note: This decision notice does not convey any approval or consent which may be required under any enactment, bye-laws, order or regulation other than Section 57 of the Town and Country Planning Act 1990.

This consent is granted subject to conditions and it is the owner(s) and the person(s) responsible for the implementation of the development who will be fully responsible for their compliance throughout the development and beyond. **A fee is payable to us for the discharge of conditions. Please see our Website for details.** If there is a condition that requires work to be carried out or details to be approved prior to the commencement of the development this is called a "condition precedent". The following should be noted with regards to conditions precedent:

- (a) If a condition precedent is not complied with, the whole of the development will be unauthorised and you may be liable to enforcement action.
- (b) Where a condition precedent is breached and the development is unauthorised, the only way to rectify the development is the submission of a new application.

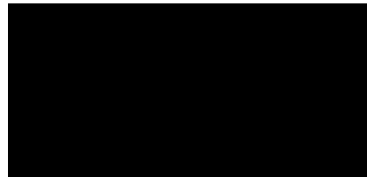
Other conditions on this permission must also be complied with. Failure to comply with any condition may render the owner(s) and the person(s) responsible for the implementation of the development liable to enforcement action.

This permission is granted in strict accordance with the approved plans. It should be noted however that:

- (a) Any variation from the approved plans following commencement of the development, irrespective of the degree of variation, will constitute unauthorised development and may be liable to enforcement action.
- (b) Variation to the approved plans will require the submission of a new planning application.

Dated:30/10/2015

Signed



Authorised Officer *for*
Cheshire East Borough Council