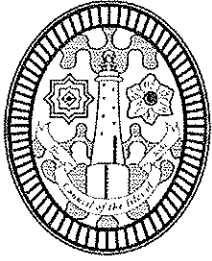


IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY



COUNCIL OF THE ISLES OF SCILLY

Old Wesleyan Chapel, Garrison Lane, St Mary's TR21 0JD  
Telephone: 01720 424350 – Fax: 01720 424317

Town and Country Planning (Listed Buildings and Conservation Areas) Act 1990

**GRANTING OF LISTED BUILDING CONSENT**

**Application No:** P/14/023/LBC

**Date Application Registered:** 12<sup>th</sup> May 2014

**Applicant:** Mr Phillip Jones  
Crebinick House  
Church Street  
St Mary's  
Isles of Scilly  
TR21 0JT

**Agent:** Mr Paul Osborne  
Kavorna  
Hugh Street  
St Mary's  
Isles of Scilly  
TR21 0LL

**Site and particulars of works:** Crebinick House, Church Street, St Mary's  
Erection of 2 no. self catering suites to be used in conjunction with existing guest house accommodation.

In pursuance of their powers under the above act, the Council hereby PERMIT the above works to be carried out in accordance with the following Conditions:

**C1 The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.**

Reason: In accordance with the requirements of Section 91 of the Town and Country Planning Act 1990 (as amended by Section 51 of the Planning and Compulsory Purchase Act 2004).

**C2 The development hereby permitted shall be carried out in complete accordance with the details shown on the approved submitted plans 'Block Plan', 'Site Plan' & 'CGH-PA-3a' stamped and dated 25<sup>th</sup> June 2014.**

Reason: To define the nature and extent of the development in accordance with Circular 11/95 and for the avoidance of doubt.

**C3 Any proposed roof slate, ridge tiles, external cladding, render and rainwater goods to be used in the works hereby permitted, shall accord with samples/details which have first been submitted to and approved by the Local Planning Authority. The works shall be carried out in accordance with the approved details.**

Reason: In order to preserve the character of the listed building in accordance with sections 66 (1), 72 (1) and 16 (2) of the Planning (Listed Buildings and Conservation Areas) Act 1990 and section 12 of the National Planning Policy Framework.

- C4 Any proposed windows to be used in the works hereby permitted shall be of timber construction except for the proposed roof lights which shall be conservation style, as specified in plan number CGH-PA-3a.**

Reason: In order to preserve the character of the listed building in accordance with sections 66 (1), 72 (1) and 16 (2) of the Planning (Listed Buildings and Conservation Areas) Act 1990 and section 12 of the National Planning Policy Framework.

#### **Further Information**

**1 Reasons for Approval for Listed Building Consent**

Listed building consent should be granted as permitting the proposed works is not considered to conflict with the duty under Section 66 of the Planning (Listed Buildings and Conservation Areas) Act 1990 to have regard to the desirability of preserving the listed building or its setting or any features of special architectural or historic interest which it possesses.

**2 Statement of Positive Engagement**

In dealing with this application, the Council of the Isles of Scilly has actively sought to work with the applicants in a positive and proactive, in accordance with paragraphs 186 and 187 of the NPPF.

**3 Informative**

The Applicant is reminded to read the letter attached to this decision notice for further information including how to appeal against a decision.

Signed

Senior Manager – Strategic Development



**DATE OF ISSUE:** 25<sup>th</sup> June 2014