



County Hall Beverley East Riding of Yorkshire HU17 9BA Telephone (01482) 393939

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Stephen Hunt Head of Planning and Development Management

Woodmansey Parish Council
Juniper Cottage,
Millington,
East Riding Of Yorkshire,
YO42 1TX

Date: 17 May 2018
Our Ref: 18/01003/PLF
Your Ref: PP-06849618
Case Officer: Mr Matthew Sunman
Telephone: (01482) 393735

Dear Woodmansey Parish Council

TOWN & COUNTRY PLANNING ACT 1990

Proposal:	Installation of rooflights following loft conversion
Location:	12 Minster Avenue Beverley East Riding Of Yorkshire HU17 0NL
Applicant:	Mr & Mrs Appleby

You wrote to me about the above application, and I confirm that your views were taken into consideration when the application was discussed.

After taking all relevant issues into consideration, the Council has resolved to grant planning permission subject to the following conditions:-

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

This condition is imposed in order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990, as amended by Section 51 of the Planning and Compulsory Purchase Act 2004 and in order to ensure that the Local Planning Authority retains the right to review unimplemented permissions.

2. The development hereby permitted shall be carried out in accordance with the following approved plans:

Drawing No	Description	Date Received
	Unreferenced Location Plan	26.03.2018
1	Existing Floor Layout and Section Plan	26.03.2018
2	Existing Elevation Plan	26.03.2018
3	Proposed Floor Layout Plan	26.03.2018
4	Proposed Elevation Plan	26.03.2018
5	Proposed Section - Roof Lights	26.03.2018
6	Existing and Proposed Block Plan	11.04.2018

This condition is imposed in accordance with policy ENV1 of the East Riding Local

Plan and for the avoidance of doubt and to ensure that the development hereby permitted is carried out in accordance with the approved details in the interests of the character and amenity of the area and the provisions of the development plan.

3. The rooflights hereby approved shall have steel or cast metal frames fitted flush with the adjoining roof surface and shall not project above the plane of the roof.

This condition is imposed in accordance with policies ENV3 of the East Riding Local Plan in order for details to preserve the character and appearance of Minster Conservation Area, preserve the setting of the Grade I Beverley Minster and the visual amenities of the area.

Please inform me if you require further details or an explanation of this decision.

Yours sincerely

A handwritten signature in black ink that reads "Stephen Hunt". The signature is written in a cursive style with a large, sweeping initial 'S'.

Head of Planning and Development Management