

## PLANNING COMMITTEE

Meeting: Tuesday, 10th September, 2019  
at 2.30 pm. (Drawing Room)

Present: Councillors C. Thomson (Chairman), M. A. Thomson (Vice-Chair), Assouad, Burley, D. Edwards, Gawne, Husband, McEwan, McLeavy, Mooney and Morgan.

Officers Present: Charles Wilton (Principal Planning Officer), Maureen Smith (Principal Planning Officer), Paula Westwood (Democratic Services Officer - Member Support) and Sandra Kemsley (Democratic Services Officer).

### 47 Declarations of Interest

Councillor Edwards declared an interest in Planning Application No. 2019/0483 – Askam Windcluster, Far Old Park Farm, Broughton Road, Dalton-in-Furness, Cumbria (Minute No. 52) as he was a Dalton North Councillor and this matter had been discussed at Parish Council meetings for Lindal and Marton and Askam and Ireleth. He added that he had not made his views known and had also left the Parish Council meetings during discussions regarding this matter.

Councillors Husband and C. Thomson (Chair) declared an interest in Planning Application No. 2019/0483 – Askam Windcluster, Far Old Park Farm, Broughton Road, Dalton-in-Furness, Cumbria (Minute No. 52) as they knew Mr Cumming who had addressed the Committee as an objector to this application. They left the meeting during consideration of the application.

Councillor Gawne declared an interest in Planning Application No. 2019/0388 – Sandscale Park Helipad, Sandscale Park, Barrow-in-Furness (Minute No. 54) as an objector was known to him. He left the meeting during consideration of the application.

Councillor McEwan declared an interest in any matter relating to Cumbria County Council as he was a Member of that Council. He also declared an interest in Planning Application No. 2019/0483 – Askam Windcluster, Far Old Park Farm, Broughton Road, Dalton-in-Furness, Cumbria (Minute No. 52) as he knew Mr Cumming who had addressed the Committee as an objector to this application. He left the meeting during consideration of the application.

Councillor M. A. Thomson declared an other registrable interest in Planning Application No. 2019/0388 – Sandscale Park Helipad, Sandscale Park, Barrow-in-Furness (Minute No. 54) as an objector was known to her.

### 48 Apologies for Absence/Attendance of Substitute Members

Apologies for absence had been received from Councillors Hall and Seward.

Councillors McLeavy and Morgan had attended as substitutes for Councillors Hall and Seward respectively for this meeting only.

## 49 Minutes

The Minutes of the meeting held on 6th August, 2019 were taken as read and confirmed.

## 50 Outline Consent for Residential Development at London Road

The DSM (Planning and Enforcement) submitted a report regarding a condition which had been omitted from the previous recommendation in relation to Planning Application No. 2018/03745 - Outline Consent for Residential Development at London Road, Lindal-in-Furness which had been agreed at Committee on 21<sup>st</sup> May, 2019. A copy of the original planning application had been appended to the report.

It was noted that the planning permission for the development of up to 35 dwellings on land at London Road had been subject to a section 106 and as part of the checking process it had been recognised that a condition had been omitted from the report. The condition tied the consent to a suite of documents and drawings to avoid potential confusion.

In light of the above, the Committee's approval had been sought that the additional condition be added and the list of conditions be re-numbered accordingly.

RESOLVED:- To agree that the additional condition be inserted into the list of conditions as were approved by Minute No. 13 of the Planning Committee meeting held on 21<sup>st</sup> May, 2019 as follows:-

### Condition

The development shall be carried out and completed in all respects in accordance with the application dated 15/05/2018 and the hereby approved documents defined by this permission as listed below, except where varied by conditions attached to this consent.

Proposed Highway Layout Plan P886.4/jcc 3.9.2018  
Highways and Transport Statement 16/01/2018  
Extended Phase 1 Habitat Plan SK/JN00223/D01  
Flood Risk Assessment and Drainage Strategy – P5881/18/01 Version 3 - 08/02/19  
Road Safety Audit Report - 13/02/19  
Extended Phase 1 Habitat Survey Report, (including Appendix 2)  
Geo-environmental Appraisal D8412 Rev 0  
Heritage Statement Oct 2017  
Site Location Plan PP.10

### Reason

To ensure that the development is carried out only as indicated on the drawings approved by the Planning Authority.

## 51 Delegated Applications

### **Town and Country Planning Acts**

The Assistant Director - Regeneration and Built Environment submitted for information details of planning applications in this report which he had determined under delegated authority (Minute No. 254, Planning Committee, 3rd September, 2002, confirmed by Council 24th September, 2002). The decisions are reported for your

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information. The plans recommended for approval under the Town and Country Planning Acts will be subject to the standard conditions referred to in Minute No. 208 (April 1971) of the Plans Sub-Committee, Barrow-in-Furness, County Borough Council, in addition to any conditions indicated hereunder. Applications with a (P) beside the applicant's name denotes those applications that were reported to the Planning Panel.

RESOLVED:- (i) To note the decisions made under the Town and Country Planning Act 1990 (as amended) as follows:-

- 2019/0399** Application for works to trees subject of Tree Preservation Order 2008 No. 7 comprising T1 Poplar reduce canopy by 3-4m, T2 Sycamore reduce one extended branch growing towards house by 3m at 5 Manor Park, Barrow-in-Furness.
- 2019/0406** Application for a minor material amendment following the grant of planning permission 2018/0340 (Construction of a car park with mezzanine deck to provide a total of 841 spaces, vehicle access and egress to Buccleuch Dock Road and Michaelson Road, hard and soft landscaping, security fencing lighting, vehicle barriers and infrastructure and ancillary works) to reduce exit on Buccleuch Dock Road to single lane, reduce mezzanine footprint at east, relocate up ramp, provide kiosk in NE corner, amend landscaping, add lighting columns, relocate access stairs and re-configure weld mesh panels, timber panels and green screen at ground floor level at Car Park at Former HIP Building, Buccleuch Dock Road, Barrow-in-Furness.
- 2019/0491** Demolition of existing outbuildings containing store, utility and wc. Construction of new single storey side and rear extension forming enlarged open plan living/kitchen/dining area, utility and wc at 27 Hill Road, Barrow-in-Furness.
- 2019/0515** Erection of a single storey flat roofed rear extension to provide a lounge/bedroom – re-submission of 2019/0250 at 43 Bay View Grove, Barrow-in-Furness.
- 2019/0533** Notice of intention to carry out works to trees within Conservation Area by crown reducing Cypresses back to site boundary away from library wall at Bar Continental, Abbey Road, Barrow-in-Furness.
- 2019/0543** Application for a Certificate of Lawfulness of Proposed Use or Development (CLOPUD) to allow for the construction of a rear ground floor kitchen extension at 4 Piel View Grove, Barrow-in-Furness.
- 2019/0378** Variation of Condition No. 6 of planning permission 2016/0354 (Development of a gas-fired reserve electricity generating plant) to allow details of mitigation measures to be provided after commencement but before the formation of the floor, and variation of condition no. 14 to set the finished floor levels at 7m AOD rather than 7.25m AOD at Former Roosecote Power Station (Land at) Rampside Road, Barrow-in-Furness.

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- 2019/0384** Change of use from beauty salon to a hot food takeaway, new shop front and extraction flue to rear at 193 Rawlinson Street, Barrow-in-Furness.
- 2019/0459** Advertisement consent to display a replacement of 1 no. 48 sheet poster display and 1 no. 96 sheet poster display with 2 no. single-sided 48 sheet poster display with 2 no. single-sided 48 sheet internally illuminated digital displays and associated logo boxes at Advertisement Hoarding, Walney Road/Bath Street, Barrow-in-Furness.
- 2019/0385** Erection of smoking shelter to front of building (south eastern elevation facing car park) at Unit A Hollywood Park, Hindpool Road, Barrow-in-Furness.
- 2019/0247** Submission of details requiring approval by Condition No. 5 (surface water drainage system), No. 6 (drainage management), No. 7 (Landscaping Scheme), No. 8 (carriageway/footway design and construction details) for planning application 2018/0089 – erection of 11 dwellings at Proposed Housing site on land at Crompton Drive, Dalton-in-Furness.
- 2019/0430** Application for works to trees subject of Tree Preservation Order 1993 No. 1 comprising: G1 Sycamores – reduce trees laterally on garden side by 2.3m, T3 Elm – fell, T4 Oak – fell, T5 Oak crown reduce by 1m, T6 Leylandii, T7 Willow re: pollard to previous lop points and T8 Sycamore reduce canopy by 3.5m at 7 Dane Ghyll, Barrow-in-Furness.
- 2019/0454** Front single storey garage extension, rear ground floor extension and first floor dormer extension at Seefeld, Saves Lane, Ireleth, Askam-in-Furness.
- 2019/0426** Single storey elevation extension at Chapel House, Pit Lane, Lindal-in-Furness.
- 2019/0468** Erection of single storey detached building to be used as a club house/fan zone including provision of new windows to first floor of existing function room building at Holker Street Ground, Wilkie Road, Barrow-in-Furness.
- 2019/0476** Application for a Minor Material Amendment following the grant of planning permission 2018/0600 (Construction of a new building (C43 Annex) to house electrical equipment (Rotary Frequency Converter) to change colour of cladding and brickwork to comply with applicants' current corporate colours at Building C43 Annex at BAE Systems, Bridge Road, Barrow-in-Furness.
- 2019/0477** New disabled access ramp to callers office and new door including screen at 142 Abbey Road, Barrow-in-Furness.
- 2019/0565** Application for a non-material amendment following grant of planning permission 2019/0283 (Two storey side extension forming extended kitchen and store at ground level with extended bedroom and bathroom

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at first floor level) to change proposed new door to front elevation to a window and foundations, eaves and building to be set back 150mm at 16 Strathaird Avenue, Barrow-in-Furness.

- 2019/0255** Retrospective application for change of use from A1 (shop) to mixed use (restaurant, bar and hot food take-away) including alterations to front door and installation of retractable canopy to frontage at 59 Cavendish Street, Barrow-in-Furness.
- 2019/0434** Minor Material Amendment following grant of planning permission 2018/0340 (841 space car park with mezzanine deck) to provide revised surface water drainage details at Car Park at Former HIP Building, Buccleuch Dock Road, Barrow-in-Furness.
- 2019/0341** Application for approval of details reserved by Conditions No. 14 (extractor system), No. 19 (travel plan) and No. 20 (landscaping scheme) for planning application B10/2016/0582 (Demolition of former police station. Erection of a new 127 bed hotel and restaurant, with associated parking, delivery area and hard landscaping. The proposal includes an interim phased completion (Phase 1) of 111 beds) at Former Police Station, Market Street, Barrow-in-Furness.
- 2019/0465** Erection of double storey side/rear extension forming utility room at ground floor level, bedroom 4, dressing room and en-suite at first floor level at 13 Winchester Street, Barrow-in-Furness.
- 2019/0469** Listed Building Consent for refurbishment of the works entrance door and replacement of panels, levelling entrance step and construction of internal wall behind entrance door at Holland House, Michaelson Road, Barrow-in-Furness.
- 2019/0526** Demolish existing side garage and construct a two storey side extension for use as a garage/store with bedroom over (re-submission of 2019/0175 with increased width) at 49 Victoria Avenue, Barrow-in-Furness.
- 2019/0482** Replacement of glazed porch with single storey garden room extension at Low Peasholmes Farm, Peasholmes Lane, Barrow-in-Furness.
- 2019/0502** Consent to display 2 No. externally illuminated fascia signs (1 to each of Holker Street and Milton Street), 1 No. non-illuminated fascia sign (Dryden Street elevation) and 1 No. externally illuminated sign on existing totem – Amended design from approved application 2019/0249 at 3 Holker Street, Barrow-in-Furness.
- 2019/0507** Listed Building Consent to install external lighting, CCTV cameras and associated works at Holland House, Michaelson Road, BAE Systems Ltd, Barrow-in-Furness.
- 2019/0441** Erection of a 3 storey extension to side of property at 64 School Street, Barrow-in-Furness.

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- 2019/0451** Erection of side and rear extension to provide lounge, kitchen, living area, shower room, and utility room and extension to existing detached garage (re-submission of 2018/0580) at 9 Pear Tree Bank, Barrow-in-Furness.
- 2019/0460** Erection of rear extension including amending garage roof from flat roof to pitched roof (Re-submission of 2019/0167) at 4 Holbeck Park Avenue, Barrow-in-Furness.
- 2019/0547** Application for approval of details reserved by Condition No. 5 (intrusive investigation and risk assessment) and No. 6 (remediation scheme) of planning permission 2017/0499 (erection of 12 houses) at Former Cemetery Cottages Housing Site, Schneider Road, Barrow-in-Furness.
- 2019/0442** Change of use from retail (A1) to a café/hot food takeaway (mixed A3/A5) at 21 Dalkeith Street, Barrow-in-Furness.
- 2019/0485** Proposed conversion of traditional terraced house to form 2 no. independent dwellings (1 no. at ground floor and 1 no. at first floor) at 62 Gloucester Street, Barrow-in-Furness.
- 2019/0480** Rear living room extension at 8 Newton Cross Road, Newton-in-Furness.
- 2019/0479** Proposed first floor extension providing master bedroom with en-suite at 11 Caspian Road, Askam-in-Furness.
- 2019/0478** Construction of single storey flat roof kitchen/dining extension to rear elevation and single storey flat roof store to side elevation at 21 Maylands Grove, Barrow-in-Furness.
- 2019/0520** Playground resurfacing works to replace grassed areas with permeable tarmac at Parkside GGI Academy, Greengate Street, Barrow-in-Furness.
- 2019/0373** Application for works to a sycamore tree subject of Tree Preservation Order 2008 No. 9 and consisting of a crown reduction of 2 metres and to thin the canopy by 20% at 371 Abbey Road, Barrow-in-Furness.
- 2019/0377** Application for a non-material amendment following grant of planning permission 2017/0282 (Application for approval of planning permission B13/2015/0832 (Partial demolition and redevelopment of former engineers club for residential use) to demolish the most part of the 1970's flat roofed building and the re-development of the site to form 12 No. 1 and 2 bedroom apartments. Access to the apartments will be provided by entrances on Abbey Road and the courtyard to the rear) to allow for the ground floor one bedroom apartments to be combined into one 2 bedroomed apartment and 5 on-site parking spaces to be provided at the rear of 48 Abbey Road, Barrow-in-Furness.
- 2019/0403** Single storey rear extension forming a sun room at 15 St. Lukes Avenue, Barrow-in-Furness.

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**2019/0407** Application for works to trees subject of Tree Preservation Order 1998 No. 4 (Monks Croft/Priors Lea) – T1 & T2 (Beech trees) – remove branches which overhang no. 6 Monks Croft Avenue at 2 Monks Croft Avenue, Barrow-in-Furness.

The following application was a Split Decision:-

**2019/0432** Application for works to trees subject of Tree Preservation Order 1993 No. 5 Group 1 Tree 1 - Ash Tree proposed 30% Crown Reduction, Tree 2 - Sycamore proposed Felling, Tree 3 and 4 - Sycamore over extended branches reduces and height reduction of 30%, Tree 5 - Ash Tree proposed 30% height reduction and removal of lower branches and Tree 6 - Ash Tree proposed height reduction in line with the other trees at 1 Abbey Road, Dalton-in-Furness.

(ii) To note the decisions made under the Building Act 1984/The Building Regulations 2010 as submitted by the Principal Building Control Surveyor.

The Development Services Manager (Planning) reported on the following applications:-

**52 Askam Windcluster, Far Old Park Farm, Broughton Road, Dalton-in-Furness**

From Cannock Wind Farm Services Ltd in respect of an application to modify the Unilateral Undertaking dated 13<sup>th</sup> January, 2003 (Section 106) to permit the continued operation of the wind farm for a further 10 years expiring August 2029 at Askam Windcluster, Far Old Park Farm, Broughton Road, Dalton-in-Furness, Cumbria as shown on plan number 2019/0483.

Representations received and the results of consultations were reported.

Three objectors, together with the applicant attended the meeting and made representations to the Committee.

It was moved by Councillor Mooney and seconded by Councillor Morgan and,

RESOLVED:- To agree to defer consideration of the application to allow expert opinion to be obtained, outside of the Council's own expertise, regarding noise mitigation measures.

**53 Overspill Car Park to the rear of Clarkes Arms, Rampside, Barrow-in-Furness**

From Mr A Davies in respect of the erection of a detached 2 storey three bedroom dwelling on the over-spill car park to the rear of Clarkes Arms, Rampside, Barrow-in-Furness as shown on plan number 2019/0356.

Representations received and the results of consultations were reported.

The Committee had undertaken a site visit prior to the meeting.

It was moved by Councillor M. A. Thomson and seconded by Councillor McEwan and,

RESOLVED:- To agree to defer consideration of the application to allow the Council to obtain its own arborical report in respect of the tree proposed to be removed which is positioned to the north east of the site, identified as Category U and to obtain an improved landscaping scheme.

**54 Sandscale Park Helipad, Sandscale Park, Barrow-in-Furness**

From Orsted in respect of the variation of condition No. 4 (flights not to exceed 6 per day) for Planning Application No. 2017/0628 (Construction of a temporary Operations and Maintenance (O&M) Heliport Facility, to allow for an increase of up to 10 return flights per day during May to September at Sandscale Park Helipad, Sandscale Park, Barrow-in-Furness as shown on plan number 2019/0388.

Representations received and the results of consultations were reported.

Three objectors, together with the applicant attended the meeting and made representations to the Committee.

The Principal Planning Officer informed the Committee that the applicant had put forward additional mitigation to reduce the potential for noise complaints which consisted of an additional no fly zone centred on Oak Lea Farm and suggested that Condition No.5 be amended to take account of that.

RESOLVED:- It was unanimously agreed that;

A. An Appropriate Assessment be confirmed as follows:

It is concluded that increasing the helicopter flight cap from 6 flights a day to 10 flights a day for the period May to September will not result in an adverse effect on the integrity of qualifying waterbird species of Morecambe Bay and Duddon Estuary SPA or its associated Ramsar sites,

and

B. That Planning Permission be granted subject to the following conditions:

1. The development shall be carried out in accordance with the application dated 29th September 2017 (approved under reference 2019/0388) and the hereby approved documents

Site Location Plan ref G6583.024

Interim Facility Proposal Overall Site Plan ref HELI-SNDSCL-01 Rev P2

Interim General Arrangement ref HELI-SNDSCL-02 Rev P2 Page 32 of 58

Planning elevations ref HELI-SNDSCL-03 Rev P2

O&M Building Internal Layout ref HELI-SNDSCL-04 Rev P1

Flood Risk Assessment and Drainage Strategy dated September 2017



Bird Mitigation and Monitoring Plan Version 2.0 ref 6583.020 dated April 2018

Record of Appropriate Assessment Ref 6583.019 dated 18/04/2018

Reason

To ensure the development is carried out as approved.

2. This consent is for a temporary period expiring on 31st October 2023, whereupon all development subject of permissions 2017/0628 and 2019/0388 shall be removed and the land reinstated to its former condition no later than 30th April 2024, in accordance with a scheme that shall be subject to prior written agreement with the Planning Authority, unless a further application for the same development has been submitted to and approved in writing by Planning Authority.

Reason

Due to the temporary nature of the proposed facility.

3. The number of helicopter flights shall not exceed 10 return flights per day May to September inclusive and shall not exceed 6 return flights per day outside of this period.

Reason

A greater number could have a negative effect on the European Site which would be contrary to saved policy N3 of the Local Plan Review.

4. Helicopters shall only take off and land between the hours of 07:00 and 19:00 with the additional limitation that helicopters shall not take off or land more than 30 minutes prior to sunrise or later than 30 minutes after sunset.

Reason

A longer operating day could have a negative effect on the European Site which would be contrary to saved policy N3 of the Local Plan.

5. A scheme of noise mitigation shall have been submitted to and approved by the Local Planning prior to the increase in the number of flights hereby approved and which shall include the measures identified under section 6 of the Noise Assessment ref 6460981-5/02 dated April 2019 together with details of a no fly zone centred on Oak Lea Farm, Hawthwaite Lane, Barrow-in-Furness. Flights shall subsequently operate in full compliance with the approved noise mitigation scheme.

Reason

To secure the recommendations of both the Noise Assessment and the consultation response of the Council's Public Protection Officer and to accord with policy EC3a of the Local Plan.

6. The use hereby approved shall only operate in full accordance with the Bird Mitigation and Monitoring Plan Version 2.0 ref 6583.020 dated April 2018 with the added requirement that with respect to disturbance triggers associated with abundance and distribution and specifically for para 5.27 that if monitoring reveals repeated amber flags (3 or more) across the species suite then a review of likely causes will be undertaken to assess if there is a link to the approved development and a need for adaptive management. A red flag will be allocated at the end of the monitoring year if 6 amber flags occur within a 3 month period.

Reason

To ensure any negative effects on the European Site are avoided so as to accord with saved policy D9 of the Local Plan Review.

7. All measures referred to in the Record of Appropriate Assessment Table 1, with the exclusion of acoustic fencing which is subject of condition 8 below, shall be in place prior to the commencement of the approved use.

Reason

It is necessary to secure the stated mitigation which includes bunded fuel storage tank, SUDs including the fitting of oil separator, and siting of interpretation boards.

8. The approved use shall not commence until the acoustic fence referred to in the Record of Appropriate Assessment Table 1 has been installed in accordance with the express grant of planning permission and which shall be retained for the life of the development.

Reason

The acoustic fence is required to provide necessary mitigation re protection of the European site to accord with saved policy D9 but which requires planning permission in its own right and is subject to a current planning application.

9. Notwithstanding drawing no HELI-SNDSCL-03 the fuel storage tank, sub station, housing to diesel generators and modular O&M buildings shall be finished externally in the colour BS 4800 12 B 29 (dark green) and shall be retained in the approved colour for the life of the development.

Reason

To reduce the visual impact of the development.

10. Construction activities shall not extend into the area defined as semi improved neutral grassland in the Phase 1 Habitat Survey drawing no G6583.010 and referred to as 'marshy grassland' at para 3.69 of Ecological Assessment or the continuous gorse scrub to north boundary (para 3.68) except where falling within the application site edged red and to this effect temporary fencing shall have been erected to avoid intrusion prior to the commencement of the development, and which shall be

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retained for the full duration of construction activities but which shall have been removed prior to the use of the site for the landing and taking off of helicopters.

Reason

The Ecological Assessment ref 6583.008 dated September 2017 has found that the area supports ground nesting birds including at least 1 red list species.

11. The details for the management of the areas referred to under condition 10 above for the benefit of bio diversity including for ground nesting birds and approved under ref 2018/0434 (Grassland Management and Restoration Plan ref 6583.021) shall be implemented and managed in accordance with the approved management plan.

Reason

The Ecological Assessment ref 6583.008 dated September 2017 has found that the area supports ground nesting birds including at least 1 red list species and it is necessary to ensure that this interest is maintained.

12. The compensatory planting for trees lost namely Group G5 (refer Arborical Impact Assessment ref 6583.009) and approved under ref 2018/0522 (Detailed Planting Plan D6583.003A) shall be implemented in accordance with the approved details and time scale.

Reason

To ensure that there is no reduction in the bio diversity interest of the site.

13. In the event that contamination is found at any time when carrying out the approved development, that was not previously identified, it must be reported immediately to the Local Planning Authority. Development on the part of the site affected must be halted and Field Investigations shall be carried out. Where required by the Local Planning Authority, remediation and verification schemes shall be submitted to and approved in writing by the Local Planning Authority. These shall be implemented prior to occupation of the development.

Reason

To ensure that procedures are in place to address any unforeseen contamination as advised by the Council's Environmental Health Officer.

14. External lighting shall be operated in accordance with the details stated on drawing no HELI-SNDSC-03 and there shall be no additional external lighting unless in accordance with details submitted to and approved in writing by the Planning Authority.

Reason

To ensure adequate control over light pollution.

**55 Ramsden Robins, Thwaite Street, Barrow-in-Furness**

From Ramsden Robins in respect of a side extension to provide a separate classroom with associated kitchenette and staff room together with external playground area at Ramsden Robins, Thwaite Street, Barrow-in-Furness as shown on plan number 2019/0500.

Representations received and the results of consultations were reported.

RESOLVED:- It was unanimously agreed that planning permission be granted subject to the Standard Duration Limit and the following conditions:-

1. The development must be begun not later than the expiration of three years beginning with the date of this permission.

Reason

Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990, as amended by Section 51 of the Planning & Compulsory Purchase Act 2004.

***Compliance with Approved Plans***

2. The development shall be carried out and completed in all respects in accordance with the application dated as valid on 16.7.2019 and the hereby approved documents defined by this permission as listed below, except where varied by conditions attached to this consent:

Proposed Elevations (1 of 2) Drawing 6241/05 Revision A  
Proposed Elevations (2 of 2) Drawing 6241/06  
Ground Floor Plan as proposed Drawing 6241/04 Revision A

Reason

To ensure that the development is carried out only as indicated on the drawings approved by the Planning Authority.

***Operational Conditions***

3. Drainage must be on a separate system with all foul drainage connected to the foul sewers and only uncontaminated surface water connected to the surface water system.

Reason

In order to ensure that the site is adequately drained and in order to control the potential for pollution of the water environment.

**56 52 Howe Street, Barrow-in-Furness**

From Mr A. Gershon, Pagor Properties Ltd in respect of the conversion of a dwelling to form 2 x No.1 bedroom flats (1 at ground floor level and 1 at first floor level) at 52 Howe Street, Barrow-in-Furness as shown on plan number 2019/0524.

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Representations received and the results of consultations were reported.

RESOLVED:- It was unanimously agreed that planning permission be granted subject to the Standard Duration Limit and the following condition:-

***Compliance with Approved Plans***

2. The development hereby permitted shall be carried out in all respects in accordance with the application dated as valid on 11/07/2019 and the hereby approved documents defined by this permission as listed below, except where varied by a condition attached to this consent:

4591-01-29

4591-01-28

Reason

To ensure that the development is carried out only as indicated on the drawings approved by the Planning Authority.

The meeting closed at 4.12 pm.