

MALDON DISTRICT COUNCIL

Princes Road, Maldon, Essex CM9 5DL

Telephone: MALDON (01621) 854477

FAX: (01621) 852575

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION REFERENCE

FUL/MAL/06/01260

PROPOSAL

Installation of a wood, sawdust and chippings extraction unit

LOCATION

Riverside Building Supplies Ltd Riverside House Hall Road Heybridge
(UPRN - 010000237462)

NAME OF APPLICANT:
Riverside Building Supplies

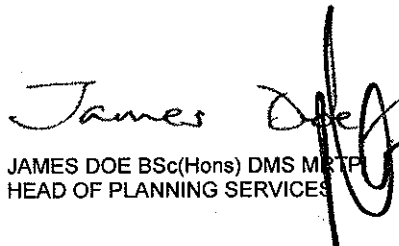
NAME AND ADDRESS OF AGENT:
Mossglen Ltd
35 Fairhaven Avenue
West Mersea
Essex
CO5 8EZ

DECISION DATE 3 January 2007

In pursuance of the powers exercised by them as Local Planning Authority this Council having considered your application to carry out the above development in accordance with the submitted plans referenced 6191A/01, PROPOSED PLAN, do hereby give notice of their decision to:

GRANT PERMISSION

for the said development subject to compliance with the conditions appended to this Notice.


JAMES DOE BSc(Hons) DMS MRTP
HEAD OF PLANNING SERVICES

IMPORTANT: PLEASE REFER TO THE NOTES ATTACHED TO THIS DOCUMENT

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Installation of a wood, sawdust and chippings extraction unit

Riverside Building Supplies Ltd Riverside House Hall Road Heybridge

1 CONDITION

The use of the extraction unit hereby permitted shall only be undertaken between 07.30 hours and 18.00 hours on weekdays and between 07.30 hours and 13.00 hours on Saturdays and not at any time on Sundays and Public Holidays.

REASON

In order to ensure the appropriate use of the site, in accordance with BE1 of the Maldon District Replacement Local Plan.

REASON FOR APPROVAL

The extraction unit hereby permitted is considered to be acceptable and would not have a detrimental effect on the character or appearance of the local area. The proposal accords with policies BE1, CS2 of the Essex and Southend-on-Sea Replacement Structure Plan, policy BE1 Maldon District Replacement Local Plan.

NOTES:

This Permissions and Other Approvals

THIS PLANNING PERMISSION DOES NOT NECESSARILY GIVE YOU ALL THE PERMISSIONS YOU NEED FOR YOUR PROPOSAL.

Other permissions may be required for the development and therefore you must check this before you start the development. It is your responsibility to obtain any other necessary approvals or permissions for the development.

This decision relates to your application for Planning Permission only and must be carried out fully in accordance with the details of the permission and any attached conditions. Failure to do so may result in the Local Planning Authority taking planning enforcement action.

Building Regulations

This Planning Permission does not give you approval under the Building Regulations. You must therefore ensure that you have any necessary approvals under the Building Regulations for the development hereby approved.

Your Right of Appeal

If you disagree with a decision of the Local Planning Authority to grant Planning Permission for the proposed development subject to conditions, you can appeal to the Secretary of State. If you want to appeal, you must do so within six months of the date of this notice, using a form that you can get from:

The Planning Inspectorate, Appeals Registry, Room 3/15A, Eagle Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN

The Secretary of State can allow a longer period for giving notice of an appeal, but this will only be done where there are special circumstances that excuse the delay in giving notice beyond the six month period.

The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development without the conditions it imposed, having regard to the relevant statutory provisions and any relevant directions. In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based its decision on a direction given by him.

Purchase Notice

If following a decision of the Local Planning Authority to grant permission to develop land subject to conditions, or a decision made by the Secretary of State, the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Council a purchase notice requiring that the Council purchase his interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990.

Access for the Disabled

Where this decision will result in the provision of a building or premises to which the public are admitted; or to an office, shop, or railway premises; or to colleges, schools or educational buildings, your attention is drawn to the need to make certain provisions for the benefit of disabled persons. Your attention is drawn to Sections 4, 7, 8, and 8A of the Chronically Sick and Disabled Persons Act 1970; to the Code of Practice of Access of the Disabled to Buildings (British Standards Institution code of practice BS5810:1979); and to Design Note 18 "Access for Disabled People to Educational Buildings" published in 1984 on behalf of the Secretary of State.