

sharman architecture

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Date 16th September 2015

Ref: --

South Holland District Council
Council Offices
Priory Road
Spalding
Lincolnshire
NG31 6PZ

Dear Sirs

Description: Rear extension and internal alterations to house

Planning no: H02/0626/14

Location: 107 North Street. Crowland. Peterborough.

Further to receiving the planning permission for the above project please find enclosed the answers to conditions 3, 4 & 5 as requested.

The wall materials to the rear in condition 3 are common bricks as agreed previously with the planning officer via e mail.

They have now been laid and inspected and approved by your planning officer

Condition 3:

- 3 Before the commencement of the development hereby permitted a written schedule and samples of external materials of construction of buildings and hard surfaced areas shall be submitted to and approved in writing by the Local Planning Authority. The development shall be constructed in accordance with the schedule and samples so approved.

Reason: To ensure that the Local Planning Authority retains control over the external materials of construction of the development in the interests of the appearance of the development and the character and visual amenity of this part of the Conservation Area in which it is set.

This Condition is imposed in accordance with national guidance set out in Section 12 to the National Planning Policy Framework, 2012.

The materials used in the external elevations of the development will be as follows:

Facing material: Front elevation finished in render. Colour to be cream or white.

Reconstituted stone cills to windows.

New work to rear elevation to be finished in facing brickwork as exists to the rear.

Roof: Natural slate.

Windows: Timber and cream or white coloured

Rainwater: Half round aluminium gutters (108mm) and circular aluminium downpipes (65mm)
Both finished in black and fitted on rise and fall brackets.

Condition 4:

- 4 The brickwork to the development hereby permitted shall be constructed in English Garden Wall bond at a ratio of one course of headers to every three courses of stretchers.

Reason: In the interests of the appearance of the development and the character and visual amenity of this part of the Conservation Area in which it is set.

This Condition is imposed in accordance with national guidance set out in Section 12 to the National Planning Policy Framework, 2012.

The brickwork has been constructed as described in this condition and inspected by the planning officer.

Condition 5:

- 5 A one metre square freestanding panel of brickwork showing the type of brick to be used in the construction of the development hereby permitted shall be constructed on site and approved by the Local Planning Authority before the commencement of the development hereby permitted. All new brickwork shall match that of the approved panel in terms of the type of bricks used, the method of bonding, mortar colour and pointing style, unless otherwise agreed in writing by the Local Planning Authority. The brickwork panel so constructed shall be retained on the site until the development hereby approved has been completed.

Note: The applicant is advised that a buff coloured mortar (using white Portland cement or similar) and a flush, 'bagged' finish to reveal the aggregate in the mortar will be appropriate.

Reason: To ensure that the Local Planning Authority retains control over the external materials of construction of the development in the interests of the appearance of the development and the character and visual amenity of this part of the Conservation Area in which it is set.

This Condition is imposed in accordance with national guidance set out in Section 12 to the National Planning Policy Framework, 2012.

The brickwork has been constructed as described in this condition and inspected by the planning officer.

In light of the foregoing I look forwards to receiving your approvals

Yours sincerely

Paul Sharman