



**Thomas Deery BA (Hons), MSc
Head of Regeneration and Development**

**TOWN AND COUNTRY PLANNING ACT 1990
PERMISSION FOR DEVELOPMENT**

Date valid application received:
16/01/2024

Application No: P/2024/00056

Name and address of Agent
Equestrian Blueprint
23 Home Mead
Corsham
SN13 9UB

Name and address of Applicant
Mr John Evans
Birchwood House
Abbots Bromley Road
Hoar Cross
Staffordshire
DE13 8RA

EAST STAFFORDSHIRE BOROUGH COUNCIL in pursuance of powers under the above mentioned Act hereby **PERMITS**:

Retention of a wooden viewing gazebo

Birchwood House, Abbots Bromley Road, Hoar Cross, Staffordshire, DE13 8RA

in accordance with the submitted documents and plans and subject to the condition(s) specified hereunder:

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

Reason: To conform with Section 91(1) of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2 The development hereby permitted shall be carried out in accordance with the following approved plans/documents subject to compliance with other conditions of this permission:

Drawing No's:

GP1 Revision 1 Viewing Gazebo (Location Plan) scaled at 1:2500 dated as received on 16 January 2024

GP2 Revision 1 Gazebo Block Plan scaled at 1:100 dated as received on 16 January 2024

GP3 Revision 1 Gazebo Elevations scaled at 1:50 dated as received on 16 January 2024

GP4 Revision 1 Gazebo Layout Plan scaled at 1:500 dated as received on 16 January 2024
Design and Access Statement dated as received on 16 January 2024

Reason: For the avoidance of doubt to ensure the development will not adversely affect the appearance of the locality, residential amenities or highway safety in accordance with East Staffordshire Local Plan Policies SP1, SP8, SP24, SP29, SP30, SP35, DP1 and DP7 of the adopted Local Plan, the East Staffordshire Design Guide, and the National Planning Policy Framework.

Informatives:

1 The Local Planning Authority has taken a positive approach to decision-taking in respect of this application concluding that it is a sustainable form of development which complies with relevant development plan policies and material planning considerations including the National Planning Policy Framework. It is therefore considered that the Local Planning Authority has secured a development that improves the economic, social and environmental conditions of the area in accordance with the requirements of paragraph 38 of the National Planning Policy Framework.

2 You are reminded of the conditions for the use of the Arena as set out within planning permission ref: P/2021/01448 as one that shall be used only for the training of the applicants own horses in association with the occupation of the dwelling known as Birchwood House.

This permission is granted by the under signed under powers delegated by the Borough Council in accordance with the provisions of Section 101 of the Local Government Act 1972.

This consent is given in pursuance of the relevant Planning Legislation and does not entitle you to do anything for which the consent of some other landowner, person, public authority, or department of the Council is required.

Dated 6th March 2023

Signed

Gary Shilton

TOWN AND COUNTRY PLANNING ACT 1990

Appeals to the Secretary of State

- If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- In the case where we refuse planning permission or grant it subject to conditions decision if you want to appeal then you must do so within 6 months of the date of this notice (unless the application is for a minor commercial proposal). In the case where we refuse planning permission or grant it subject to conditions for a minor commercial application, if you want to appeal against your decision then you must do so within 12 weeks of the date of this notice.
- Appeals must be made using a form which you can get from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN or online at <https://www.gov.uk/appeal-planning-inspectorate>.
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- 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 or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.