



Town and Country Planning Act 1990

PLANNING PERMISSION

Name and address of applicant	Name and address of agent (if any)
Lynn Chamberlain Crick Primary School Main Road Crick Northamptonshire NN6 7TU	Rupert Blackstone Wattcraft Ltd 145-157 St John Street London EC1V 4PW

Part I - Particulars of application

Date of Application	Application No.
6 th August 2014	NCC: 14/00063/CCDFUL DDC: DA/2014/0709/NCC

Particulars and location of development

Installation of biomass boiler plant and wood fuel integrated storage at Crick Primary School, Main Road, Crick, Northamptonshire NN6 7TU

Part II - Particulars of decision:

The Northamptonshire County Council

Hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I hereof in accordance with the application and plans submitted subject to the following conditions:-

Time Limit

1. The development to which this permission relates must be begun not later than the expiration of THREE YEARS beginning with the date of this permission. Written notification of the date of commencement shall be sent to the County Planning Authority within 7 days of such commencement.

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

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Scope of Permission

2. Except as otherwise required by conditions attached to this planning permission the development hereby permitted shall be carried out in accordance with the following approved plans and documents:
 - Application Forms dated 6th August 2014;
 - Planning Statement dated 6th August 2014;
 - Renewable Energy and Climate Change Statement dated 4th August 2014;
 - Tender Crick L1 Rev 2 Proposed Biomass Layout;
 - D0185A-Z1 Site Plan;
 - D0185A-Z2 Site Plan;
 - D0185A-Z3 Location;
 - W-Z-CR5 Crick Primary School Biomass Boiler Photomontage;
 - Daventry District Council Environmental Health Biomass Combustion Plant Enquiry – Air Quality Assessment;
 - Chimney Height Calculation;
 - KWB The Biomass Heating System – KWB Pelletfire Plus 45-135kW Product/Technical Data Leaflet;
 - Non-Domestic Renewable Heat Incentive Emissions Certificate; and
 - Wood Fuel Delivery Note dated 3rd September 2014.

Reason: To specify the approved documents to ensure the development as proposed is permitted and in the interests of amenity protection having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997).

Construction – Hours of Working/Deliveries

3. Except as further restricted by condition 4, all construction works shall be confined to the hours of 7.30am to 5.30pm Mondays to Fridays and 8.00am to 1.00pm on Saturdays, with no works on Sundays, Bank or Public Holidays.

Reason: To protect the amenities of neighbouring properties from noise and other disturbance having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997).

4. Construction vehicles shall not enter or leave the site between the hours of 8.15am to 9.30am and 2.45pm to 4.00pm Mondays to Fridays during term time.

Reason: In the interests of amenity and highway safety having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997).

Complaints

5. In the event that complaints regarding dust, noise, lighting or other land use planning matters are received by the County Planning Authority from any sensitive receptor, and thereafter notified to the occupier, an assessment of the complaint shall be undertaken by the occupier. A report on the findings, with proposals for removing, reducing or mitigating identified adverse effects

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resulting from the operation, and a programme for the implementation of remedial measures and works to be undertaken shall be submitted to the County Planning Authority no later than five working days from the receipt of the complaint, unless a later date is otherwise agreed in writing by the County Planning Authority. The approved proposals shall be implemented in accordance with the agreed programme and shall be maintained thereafter.

Reason: In the interests of amenity protection having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997).

Maintenance of the Biomass Boiler

6. Prior to the commencement of operations hereby permitted full details of the maintenance of the boiler and associated abatement technology and the arrangements for monitoring their performance shall be submitted to and approved in writing by the County Planning Authority. Development shall be carried out in accordance with the approved details and maintained as such thereafter.

Reason: In order to secure the satisfactory development of the application site having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997).

Type of Fuel

7. The fuel used during the operation of the biomass boiler must meet the specification laid out within EN 14961-2 Grade A1 and hold quality certification ENPlus-A1. Where it is necessary to change the fuel source, details of the proposed replacement fuel must be submitted to and approved in writing by the County Planning Authority.

Reason: In the interests of amenity protection having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997).

INFORMATIVES

1. Prior to the commencement of any site works, all sensitive properties surrounding the site should be notified in writing of the nature and duration of works to be undertaken, and the name and address of a responsible person to whom enquiries/complaints should be directed.
2. If you alter your proposals in any way, including to comply with the Building Regulations, a further planning application may be required. If you wish to deviate in any way from the proposals shown on the approved drawings you should contact the Development Control Section, Planning Services, Floor 3, County Hall, Guildhall Road, Northampton, NN1 1AX (Tel: 01604 366700) for advice on the appropriate procedure.
3. The applicant is advised that the erection of new buildings or alterations to existing buildings should comply with the Building Regulations. This permission is NOT a consent under the Building Regulations for which a separate application should be made.

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4. The applicant's attention is drawn to the protection given to breeding birds under the Wildlife and Countryside Act 1981. To avoid contravening the relevant provisions of the Act it would be advisable to avoid carrying out any work that might damage an active nest during the bird breeding season (March to September inclusive) or to ensure that an appropriate inspection by a competent person to ensure that no breeding birds will be adversely affected.
5. The construction of the plant room should be carried out in accordance with the guidance provided in revision 2 of National Joint Utilities Group Guidelines for the Planning, Installation and Maintenance of Utility Apparatus in Proximity to Trees or BS5738:2012 as appropriate.
6. Regarding fire risk, the applicant's attention is drawn to comments forwarded by the Northamptonshire Police Crime Prevention Design Advisor with respect to the fuel storage. This will form part of the installation and may depend upon the type of boiler and feed system, the availability of fuel delivery and fuel use which would identify minimum storage needs and access required by the delivery vehicle. This level of detail would be considered at the Building Regulations stage, at which point the Fire Authority should be consulted.


POSITIVE AND PROACTIVE MANNER STATEMENT

In determining this planning application, the County Planning Authority has worked with the applicant in a positive and proactive manner based on seeking solutions to problems arising in relation to dealing with the planning application by liaising with consultees, respondents and the applicant/agent and discussing changes to the proposal where considered appropriate or necessary. This approach has been taken in accordance with the requirement in the NPPF, as set out in the Town and Country Planning (Development Management Procedure) (England) (Amendment No.2) Order 2012.

REASONS FOR APPROVAL

Crick Primary School is seeking planning permission for the installation of a small scale biomass boiler plant and wood fuel integrated storage to supply space heating to the primary school. It is considered that the proposed development would not have a significant adverse impact upon residential amenity in terms of traffic, highway safety and amenity issues which would justify refusal of the planning application. Therefore, the proposed development is considered to be acceptable having regard to saved Policies GN2 and EN42 of the Daventry District Local Plan (1997) and it is recommended that planning permission be granted subject to conditions.

Date 9th October 2014

Signed 

For Assistant Director of Environment and Planning

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1. *If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or the grant permission or approval subject to conditions, he may appeal to the Secretary of State for the Environment in accordance with Sections 78 and 79 of the Town and Country Planning Act 1990 within six months of receipt of this notice. (Appeals must be made on a form which is obtainable from the Planning Inspectorate, 3/08a Kite Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN). The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them having regard to the statutory requirements (a), to the provisions of the development order, and to any direction given under the order. He does not in practice refuse to entertain appeals solely because the decision of the local planning authority was based on a direction given by him.*
2. *If permission to develop land is refused or granted subject to conditions, whether by the local planning authority or by the Secretary of State for the Environment and 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 carrying out of any development which has been or would be permitted he may serve on the Council of the district in which the land is situated a purchase notice requiring that council to purchase his interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990.*
3. *In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Section 114 of the Town and Country Planning Act 1990.*
 - (a) *The statutory requirements are those set out in Section 79(6) of the Town and Country Planning Act 1990, namely sections 70 and 72(1) of the Act.*
4. *Guidance on using the Planning Portal's online appeals service, see leaflet PCS4 available at http://www.planningportal.gov.uk/PpWeb/jsp/redirect.jsp?url=http%3A/www.planningportal.gov.uk/uploads/pins/pcs_a5_leaflet.pdf*

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