Town and Country Planning Act 1990

PLANNING PERMISSION

Name and address of applicant  Name and address of agent (if any)
NCC (Fire & Rescue)  BHC Architects
Moulton Way Fire Station  26 Cranford Terrace
Moulton  Harborough Road
Northampton  Northampton
NN3 6XJ  NN2 7AZ

Part I - Particulars of application

Date of Application  Application No.
Received – 25 November 2009  NCC – 09/00072/CCD
Valid – 30 November 2009  NBC – N/2009/1003

Particulars and location of development

Conversion and extension of existing store into workshop at Moulton Fire Station,
Moulton Way, Northampton, NN3 6XJ

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

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.

Note: This permission only relates to planning permission and does not include consent
under the Building Regulations for which separate permission may be required. The
requirements of the Chronically Sick and Disabled Persons Act 1970, the Disability
should also be adhered to wherever appropriate.
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: Application Form, dated 25 November 2009; Scheme Justification Statement, dated 25 November 2009; Design and Access Statement, dated 25 November 2009; Location Plan – Drawing No. 2047.10; Existing Plan and Elevations – Drawing No. 2047.01; and Proposed Plan and Elevations – Drawing No. 2047.02 P1.

Reason: To define the scope of the permission and in the interest of clarity.

Materials

3. All materials and finishes on the proposed extensions shall be carried out as proposed in the submitted application unless otherwise agreed in writing by the County Planning Authority.

Reason: In the interests of visual amenity and in accordance with Policy 2 of the East Midlands Regional Plan (2009) and Saved Policy E20 of the Northampton Local Plan (1997).

Noise

4. Before the development hereby permitted is occupied a scheme shall be submitted and agreed in writing by the County Planning Authority which specifies the sources of noise on the Moulton Fire Station site (including from the existing vehicle workshop), whether from fixed plant or equipment or noise generated within the buildings, and the provisions to be made for its control. The agreed scheme shall be implemented prior to the development coming into use and shall be maintained thereafter.

5. No repairs or maintenance works shall take place on any part of the site except inside the building.

Reason: To minimise noise disturbance to neighbouring properties in accordance with Policy 2 of the East Midlands Regional Plan (2009).

INFORMATIVE

1. The applicant’s attention is drawn to the attached Crime Prevention Design Advisor’s recommendations dated 5 January 2010.

REASONS FOR APPROVAL

The concerns raised by Northampton Borough Council’s Environmental Health Officer in relation to noise can be dealt with by the imposition of planning conditions

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and the recommendations received from the Crime Prevention Design Advisor are to be appended to the planning permission.

As no further issues were raised, it is considered that the proposed development is acceptable in accordance with Policy 2 of the East Midlands Regional Plan and Saved Policy E20 of the Northampton Local Plan and the application should be approved subject to the conditions below.

Date 14th January 2010
Signed

For Chief Planning Officer

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