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High Peak Borough Council

working for our community

TOWN AND COUNTRY PLANNING ACT 1990
PLANNING AND COMPENSATION ACT 1991
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2010

FULL PLANNING APPLICATION

REFUSAL

Applicant Mr Terry Marston
Hillside Eccles Road
Chapel en le Frith
SK23 9RS

Agent NF-PALOMA
7
Park Crescent
Furness Vale
SK23 7PU

Application no. HPK/2012/0004

Registered on 09/01/2012

Determined on 24/02/2012

High Peak Borough Council hereby **REFUSE** this application for **FULL PLANNING PERMISSION** for

Proposed - Conversion of Existing Garage to Dining Room, New Garage with Gym over at Hillside Eccles Road Chapel-En-Le-Frith

in accordance with the submitted application, details and accompanying plans listed below for the following reasons:-

Reasons

1. The proposed development, by reason of its size, siting and design, and its cumulative impact in addition to previous extensions, would detract from the character of the original dwelling and would have an urbanising effect on the rural character and appearance of the area which is designated as countryside contrary to Policies OC1, GD4 and H14 of the High Peak Local Plan (Saved Policies).

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Michael Green
Planning Applications Manager

Policies relevant to this decision

BC1 - External Materials
GD4 - Character Form and Design
GD5 - Amenity
H14 - Domestic Extensions and ancillary buildings
OC1 - Countryside Development
TR5 - Access, parking and design

Plans

The plans to which this Notice refers are listed below:

Location Plan
IB/PP/01
TM/PP/02
TM/PP/03
TM/PP/04

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Michael Green
Planning Applications Manager