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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 John Elliot
Bankwood Farm Long Lane
Charlesworth
Glossop
SK13 5ER

Agent Mr L Ardron
1 Ashlands
Ashlands Drive
Audenshaw
M34 5EL

Application no. HPK/2012/0571

Registered on 04/10/2012

Determined on 28/11/2012

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

Proposed double garage at Bankwood Mill Farm Long Lane Charlesworth

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

Reasons

1. The garage is situated outside the domestic curtilage of Bankwood Mill farmhouse in an area of open countryside, green belt and a special landscape area. It is inappropriate development in the Green belt and would result in an encroachment of built development into the Green Belt compromising both its openness and visual amenities/characteristics The development is thus contrary to Policies OC1, OC2, OC3 and OC4 of the High Peak Saved Local Plan Policies 2008 and advice set out in Section 9 of the National Planning Policy Framework.

.....
Michael Green
Planning Applications Manager

Policies relevant to this decision

BC1 - External Materials
GD3 - Improvement Corridors
GD4 - Character Form and Design
GD5 - Amenity
OC1 - Countryside Development
OC2 - Green Belt Development
OC3 - Special Landscape Area Development
OC4 - Landscape Character and Design

Plans

The plans to which this Notice refers are listed below:

Dwg 1 of 3
Dwg 2 of 3
Dwg 3 of 3

……

Michael Green
Planning Applications Manager

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