High Peak Borough Council

working for our community

# Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

**Publication of applications on planning authority websites**

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

## Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

### Description of site location must be completed if postcode is not known:

Easting (x)

405757

Northing (y)

373197

Description

The Conduit/Cistern - roughly 10m in front of Sainsbury's Local at 14 Eagle Parade, Buxton, SK17 6EQ. Between Sainsbury's Local and Market Place Car Park.

## Applicant Details

### Name/Company

Title

Mr

First name

Simon

Surname

Fussell

Company Name

Buxton Civic Association Limited

### Address

Address line 1

Poole's Cavern

Address line 2

Green Lane

Address line 3

Town/City

Buxton

County

Derbyshire

Country

United Kingdom

Postcode

SK17 9DH

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

## Applicant Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

## Agent Details

### Name/Company

Title

Mr

First name

Adam

Surname

Bench

Company Name

Bench Architects

### Address

Address line 1

23 Terrace Road

Address line 2

Address line 3

Town/City

Buxton

County

Country

GB

Postcode

SK17 6DU

## Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

## Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Conservation repair works to the existing conduit/cistern; proposed new stone kerb and stone flagged margin around the structure; and proposed new cast iron railings to the original design with a gate to one elevation.

Reference number

HPK/2026/0186 (Listed Building Consent)

Date of decision (date must be pre-application submission)

08/07/2026

**Please state the condition number(s) to which this application relates**

Condition number(s)

Condition 8.

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

24/08/2026

Has the development been completed?

- [ ] Yes
- [x] No

## Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- [x] Yes
- [ ] No

If Yes, please indicate which part of the condition your application relates to

No development shall take place until a written scheme of investigation (WSI) for archaeological monitoring has been submitted to and approved by the local planning authority in writing For land that is included within the WSI, no development shall take place other than in accordance with the agreed WSI, which shall include the statement of significance and research objectives; and:
• The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works
• The programme for post-investigation assessment and subsequent analysis, publication & dissemination and deposition of resulting material.

## Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Refer to the enclosed WSI produced by Enrichment Through Archaeology, dated July 2026.

## Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [ ] The agent
- [x] The applicant
- [ ] Other person

## Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- [x] Yes
- [ ] No

**If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):**

Officer name:

Title

***** REDACTED ******

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

N/A

Date (must be pre-application submission)

27/07/2026

Details of the pre-application advice received

Refer to the enclosed email from Ian Parker-Heath at Enrichment Through Archaeology, confirming that the WSI had been submitted to and approved in principle by Steve Baker, Derbyshire County Council archaeologist, prior to the WSI being issued to Bench Architects on 27.07.2026.

## Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Adam Bench (Director, Bench Architects)

Date

22/09/2026