

Discharging of Conditions

REFERENCE NUMBER: 25/01820/PP

Internal alterations to rear entrance, erection of extensions to form sun room and installation of septic tank (alterations to planning permission reference 23/00295/PP and 24/00867/PP)

AT:

Strathlee Shore Road Cove Argyll And Bute G84 0NS

2. Pursuant to Condition 1; Samples of the proposed materials to be used for the external walls (including intended lime pointing for the coach house), roof and windows / doors of the development hereby granted consent shall be submitted to and approved in writing by the Planning Authority prior to being installed on the approved development and thereafter the agreed details must be used.
Reason: To ensure that the materials to be used on the external surfaces of the listed building complement and match the existing building.

Mortar Material

Proprietary dry ashlar mixes based on feebly hydraulic limes, stone dust and crushed chalk Supplied in dry powder or in plastic buckets with re-usable airtight lids. Ready for site mixing with clean drinking water.

Patio Doors



Oak folding patio doors, painted white externally to match existing.

3. Notwithstanding the effect of condition 1; In order to minimise, as far as necessary,

the level of noise and/or vibration to which nearby existing residents will be exposed during the construction process the hours of operation of the site should be restricted to 08.00 to 18:30 Monday to Friday and 08.00 to 13.00 on Saturdays. There should be no operation on Sundays or Bank Holidays.

Any ground engineering works (e.g. excavation, rock-pecking, piling etc) will require to be undertaken to best practicable means for noise and vibration control. Any such activities should be discussed with the planning authority and a noise/vibration management plan developed and approved prior to operations commencing.

Any fuel driven generators to be used on the site must be enclosed within suitable acoustic barriers.

Reason: In order to avoid sources of nuisance in the interest of amenity.

Noted.

4. Notwithstanding the effect of condition 1; All external lighting on the application site should comply with the Scottish Government Guidance Note "Controlling Light Pollution and Reducing Lighting Energy Consumption".

Reason: To protect the amenity of the immediate area, the creation of nuisance due to light pollution and to support the reduction of energy consumption.

Noted.

5. Pursuant to Condition 1; Within 1 month of completion of the hereby approved development, all ground levels on the site shall be reinstated to levels first agreed in writing with the planning authority. The details to be submitted shall include reinstated ground levels and shall be approved in writing by the Planning Authority within one month of this decision. The development shall thereafter be carried out in accordance with the approved details.

Reason: In order to secure an acceptable relationship between the development and surroundings.

Noted.

6. Pursuant to Condition 1; Prior to installing the rainwater goods, full details of all rainwater goods to be installed in the development must be first submitted to and approved in writing by the Planning Authority. Thereafter the development shall be completed in accordance with the approved details or such alternatives as may be agreed in writing with the Planning Authority.

Reason: In order to integrate the development into its surroundings.

Main House Extension:

Gutters to be black UPVC to match existing. Downpipes to be black UPVC to match gutter.

Coachhouse:

Gutters and downpipes to be cast iron, either existing or to match existing.