Hinckley & Bosworth Borough Council

A Borough to be proud of

Planning (Listed Buildings and Conservation Areas Act) 1990

CONSERVATION AREA CONSENT

Name and Address of Applicant
Silvermile Worldwide Ltd
C/o Mayfield & Company
1st Floor
27 The Crescent
King St
Leicester

Name and Address of Agent (if any)
HSSP Architects
44 Ashfordby Road
Melton Mowbray
Leics
LE13 OHR

Part I - Particulars of Application

Date of Application	**Application No.**
24 January 2008	08/00068/CON

Particulars and location of development:

DEMOLITION OF THE LABAN TANSEY BUILDING

Land Between Upper Bond Street Druid Street Hinckley Leicestershire LE10 1RT

Part II - Particulars of decision

SUMMARY OF DECISION - The proposal is in conformity with Policy/Policies BE8 and BE16 of the Hinckley and Bosworth Local Plan. Planning permission is granted subject to conditions.

The Hinckley and Bosworth Borough Council grants Conservation Area Consent for the execution of the works referred to in Part I hereof in accordance with the application and plans submitted subject to the following condition(s) :-

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

2. Notwithstanding the details submitted, the new areas of walling to be incorporated into the gable of the Puffer factory shall be constructed using materials, bonding techniques, coursing and other detailing to precisely match those of the existing building.

3. The demolition hereby permitted shall not be undertaken before a contract for carrying out the works of re-development of the site has been made and full planning permission has been granted for the re-development for which the contract provides.

4. The demolition shall not take place until the applicant or their agents or successors in title, have secured the implementation of a programme of historic building recording. This work shall be conducted in accordance with a written scheme of investigation which shall be submitted to and approved in writing by the Local Planning Authority

The reasons for the conditions are :-

1. To comply with the requirements of Section 51 of the Planning and Compulsory Purchase Act 2004

2 & 3 In the interests of the appearance and character of the conservation area to accord with policy BE8 of the adopted Hinckley and Bosworth Local Plan.

Continued...

IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES ON THE REVERSE SIDE OF THIS FORM

4. To ensure satisfactory historic building recording to accord with BE16 of the adopted Hinckley and Bosworth Local Plan.

NOTES TO APPLICANT :-

1. Bats, nesting birds, great crested newts and certain other species are protected by law. If any such species are discovered before or during the works the works must be suspended and the local office of Natural England contacted for advice.

2. This permission does not grant approval under the Building Act 1984 and the Building Regulations 2000 (as amended) for which a separate application may be required. You are advised to contact the Building Control Section

3. This permission does not convey any authority to enter onto land or into any building not within the control of the applicant except for the circumstances provided for in The Party Wall etc Act 1996.

4. Demolition of the outbuildings requires notification to the Building Control Section of the Local Authority in accordance with Sections 80 of the Building Act 1984.

T. M Prowse

Date : 28 May 2008

TREVOR PROWSE
PROPER OFFICER OF THE COUNCIL