



PEDETZ

Application: 20220826

**TOWN AND COUNTRY PLANNING, ENGLAND
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015 (AS AMENDED)**

APPROVAL OF DETAILED PLANS AND PARTICULARS

To: **Mr Mark Lucas, Hollaway Studios
C/O Hollaway Architects
The Tramway Stables Rampart Road
Hythe
CT21 5BG**

TAKE NOTICE that the **GRAVESHAM BOROUGH COUNCIL**, the Local Planning Authority under the Town and Country Planning Act 1990, has **APPROVED** detailed plans and particulars submitted on 27th July 2022 in accordance with conditions 3 a, b, c, d, e and f of the Notification of Grant of Listed Building Consent reference 20201238 to Develop Land dated 5 March 2021 in respect of:-

Application for Listed Building Consent for the conversion and alteration of existing stables to four holiday lets with associated car parking and physical works.

at: **Knights Place Farm
Watling Street
Cobham
Gravesend
Kent
ME2 3UB**

and being **schedule of all windows and doors at a scale of 1:5, details of how the existing cowls will be restored, location of all rainwater goods, details of the damp proof membrane to be used, schedule of internal fixture and fittings to walls, ceilings and floors including decorations and service outlets (electrical sockets, switches, supply/consumer units, etc and details of relationship between kitchen units to external walls**

subject to the following Informatives:-

INFORMATIVES:-

1 DECISION PLANS

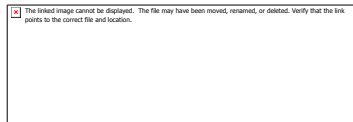
For the avoidance of doubt, the forms, plans and documents upon which this decision is made comprise:

Planning Application Form;
Drawing No. 314-A01;
Drawing No. 314-A02;
Drawing No. 400-A01 P0 - Schedule of Internal Fixtures; and
Drawing No. 420-A01.

As agreed in the email dated 22.09.22, all external joinery (windows and doors) and weatherboarding will be stained black.

Dated: 23 September 2022

Civic Centre
Windmill Street
Gravesend
Kent
DA12 1AU



NOTES:

This permission is confined to permission under the Town and Country Planning Acts and the Town and Country Planning (Development Management Procedure) (England) Order 2015 and does not obviate the necessity of compliance with any other enactment, bye-law, or other provision whatsoever or of obtaining from the appropriate authority or authorities any permission, consent, approval or authorisation which may be requisite.

APPEALS TO THE SECRETARY OF STATE

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under Section 78 of the Town and Country Planning Act 1990.
- If this is a **householder application*** which has been refused and you want to appeal against your Local Planning Authority's decision then you must do so within **12 weeks of the date of this notice**.
- For **all other applications**, refused or permitted, if you want to appeal against your Local Planning Authority's decision then you must do so within **6 months of the date of this notice**.
- **Appeals must be made using a form which you can obtain from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN; telephone: 0303 444 5000; email: enquiries@pins.gsi.gov.uk or online at www.planningportal.gov.uk/pes.**
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.

***Householder applications**

These are:

(a) applications for planning permission for development of an existing dwellinghouse, or development within the curtilage of such a dwellinghouse for any purpose incidental to the enjoyment of the dwellinghouse, or

(b) an application for any consent, agreement or approval required by or under a planning permission, development order or local development order in relation to such development

but does **not** include –

(i) an application for change of use;

(ii) an application to change the number of dwellings in a building.

PURCHASE NOTICES

- If either the Local Planning Authority or the Secretary of State for the Environment refuses permission to develop land or grants it subject to conditions, the owner may claim that he/she can neither put the land to a reasonably beneficial use in its existing state nor can he/she render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council (District Council, London Borough Council or Common Council of the City of London) in whose area the land is situated. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990.