



No 12 High Street
Epworth, North Linc's
DN9 1ET



Isle Design Architecture – Planning & LBC Condition Discharge – 27 Huntington Road, York, YO31 8RL

Dated: September 2021

Planning and Environment Department
City of York Council
West Offices
Station Rise
York
YO1 6GA

Application for the discharge of Planning (Application Reference No: 20/02389/FUL) and Listed Building Consent (20/02390/LBC) associated Conditions.

Please accept this letter as a request to formally discharge the following outstanding conditions of approval:

Planning Application - No: 20/02389/FUL

Condition of Approval

No 1: The development shall be begun not later than the expiration of three years from the date of the permission.

Development to commence following the discharge of the necessary LBC conditions

No 2: The development hereby permitted shall be carried out in accordance with the following plans:-
Drawing No 2020-ID-25-PL001 Proposed General Arrangement, Elevations & 3D Views

New works to be constructed in accordance with the above listed drawings.

No 3: The materials to be used externally shall be in accordance with details included on the approved plans and application form.

New works to be constructed of materials listed in the above listed drawings.

Listed Building Consent - No: 20/02390/LBC

Condition of Approval

No 1: The development shall be begun not later than the expiration of three years from the date of the permission.

As above

No 2: The development hereby permitted shall be carried out in accordance with the following plans:-
Drawing No 2020-ID-25-PL001 Proposed General Arrangement, Elevations & 3D Views

As above

No 3: The materials to be used externally shall be in accordance with details included on the approved plans and application form.

As above

No 4: Construction details of the item below shall be submitted to and approved in writing by the Local Planning Authority prior to the construction of the replacement wall or sun-room approved by this permission and the works shall be carried out in accordance with the approve details.

- The Junction between the new floor and the existing building
- The Junction between the new roof and the existing wall
- The Junction between the existing boundary wall and the new structure
- The foundation of the new building
- The foundations of the new building
- The aluminium frame of the sunroom.

-Please make reference to WD-2021-ID-31-WD001 Proposed General Arrangement

No 5: Large scale details of the new gate shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of the development and the works shall be carried out in accordance with the approved details.

-Please make reference to WD-2021-ID-31-WD001 Proposed General Arrangement

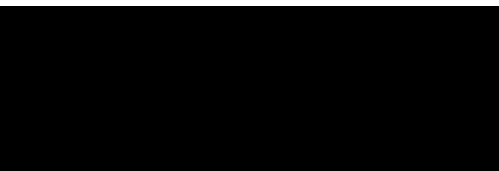
No 6: A sample panel of the brickwork to be used in the new wall and brick base course shall be erected on site, and shall illustrate the colour, texture and bonding of brickwork and details of the mortar treatment to be used and shall be approved in writing by the Local Authority prior to the installation of the wall. This panel shall be retained until a minimum of 2 square meters of wall of the approved development has been completed in accordance with the approved sample.

-Sample panel to be constructed on site wk commencing 13th September 2021 and be available for viewing by the designated planning officer as of Friday 17th September 2021. Photographic images to be provided to the LPA for record/reference purposes.

More than happy to discuss any/all of the above if required.

Yours sincerely,

Nick Webster-Henwood Bsc (Hons) MCIAT
Chartered Architectural Technologist
Certified Passive House Designer/Consultant



Director

