

2.9.92

IPSWICH BOROUGH COUNCIL

TOWN & COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988

TO Howes Percival
41C Barrack Square
Martlesham Heath
Ipswich.

COUNCIL'S
REFERENCE
NO.
I/92/0526/FP

AGENT FOR Ipswich Rugby Club.

GRANT OF FULL PLANNING PERMISSION

The above-named Local Planning Authority hereby GRANT PLANNING PERMISSION for:-

Use of former agricultural land for playing and coaching Youth Rugby on Sunday mornings for a period of two years.

at *Land adjacent Ipswich Rugby/Football Club, Humber Doucy Lane*

In accordance with your application dated 10.7.92 and the plans and particulars returned herewith.

~~By virtue of Section 91 of the Town and Country Planning Act, 1990, this permission is granted subject to the condition that the development to which it relates must be begun not later than the expiration of five years beginning with the date of this notice.~~

This permission is also subject to the following additional conditions :-


1. *The permission shall expire on 30 September 1994, after which date the use shall cease unless, on application being made, planning permission is renewed.*
2. *Apart from the Mini-Festival described by the agents in their letter dated 6 July 1992, the use shall be limited to Sundays from 10.30 a.m. - 12.30 p.m.*
3. *No activities associated with the approved use shall be carried out within 25 metres from the Humber Doucy Lane frontage of the site.*
4. *The goal post referred to in the agent's letter dated 6 July 1992 shall be positioned close to the north-east boundary of the site or as agreed in writing with the Local Planning Authority.*
5. *Before the use commences, the hedge along the Humber Doucy Lane frontage of the site, where it encroaches onto the highway verge, shall be trimmed back to the line of the existing post and wire fence and retained as such thereafter.*

The reasons for the Authority's decision to grant permission subject to the additional conditions specified are:-

1. *To accord with intention of the applicant and to enable the Local Planning Authority to monitor the use.*
- 2,3 *In the interests of the privacy and amenity of nearby*
- & 4. *residents.*

5. To secure improved visibility from the existing entrance to the Club premises in a south-easterly direction, in the interests of road safety.

Dated - 3 SEP 1992



M J Smith BA, DipEP, MRTPI
Head of Development Control
Civic Centre, Civic Drive, Ipswich

N.B. This permission is not an approval under the Building Regulations; Approval under those regulations may also be required

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NOTES

(1) If the applicant is aggrieved by the decision of the Local Planning Authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may appeal to the Secretary of State for the Environment in accordance with Section 78 of the Town and Country Planning Act 1990 within six months of receipt of this notice. (Appeals must be made on a form which is obtainable from the Department of the Environment, Tollgate House, Houlton Street, Bristol BS2 9DJ). The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that permission for the proposed development could not have been granted by the Local Planning Authority, or could not have been granted otherwise than subject to the conditions imposed by them, having regard to the statutory requirements (a), to the provisions of the development order, and to any directions given under the order. He does not in practice refuse to entertain appeals solely because the decision of the local Planning Authority/authorities was based on a direction given by him.

(2) If permission to develop land is refused or granted subject to conditions, whether by the Local Planning Authority or by the Secretary of State for the Environment, and the owner of the land claims that the land has become incapable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve on the Council of the District in which the land is situated a purchase notice requiring that Council to purchase his interest in the land in accordance with the provisions of Part IX of the Town and Country Planning Act 1990.

(3) In certain circumstances, a claim may be made against the Local Planning Authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in section 114 of the Town and Country Planning Act 1990.

(a) The statutory requirements are those set out in section 78(6) of the Town and Country Planning Act, 1990, namely sections 70 and 72(1) of the Act.

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