

Local Review Body – NPA/LRB/2014/04

2014/003/REF – Loch Lubhair Lay By

Suggested Conditions & Reasons & Informatives

Conditions:

- 1 Temporary Planning Permission: Unless prior permission is sought and obtained for its extension for a further period this permission shall expire three years from the date of this permission, when the mobile snack van hereby permitted shall be removed from the site and the land restored in accordance with a scheme of work that has been submitted to and approved in writing by the Local Planning Authority.
- 2 Litter Scheme: A scheme for the collection and disposal of any litter associated with the operation of the mobile catering trailer and any waste water from the mobile catering trailer shall be submitted to and approved in writing by the planning authority before the development commences, and shall be fully implemented thereafter.

REASON: To protect visual amenity and avoid any pollution of the area

- 3 Toilet facilities: No toilet facilities shall be provided at the application site without the prior written approval, by the Local Planning Authority, of their precise siting and details. Any toilet facility thereby approved shall not remain sited on the application site at any time that the mobile catering unit hereby approved is not also so sited.

REASON: In the interests of the wider amenity and due to the remote location of the catering trailer facility.

- 4 Signage: Notwithstanding the provisions of the Town and Country Planning (Control of Advertisements) (Scotland) Regulations 1984, no signs in relation to the operation of the mobile catering trailer hereby approved shall be erected without the express written consent of the planning authority.

REASON: To protect the visual amenity of the area and to avoid any distraction to drivers on the trunk road.

Informatives

It should be noted:

- 1 Duration of permission - In accordance with section 58 of the Town and Country Planning (Scotland) Act 1997 (as amended), this permission lapses on the expiration of 3 years beginning from the date of this permission, unless the development to which this permission relates is begun before that expiration.

- 2 Notification of Initiation of Development - Under section 27A of the Town and Country Planning (Scotland) Act 1997 (as amended) the person undertaking the development is required to give the planning authority prior written notification of the date on which it is intended to commence the development. We recommend this is submitted 2 weeks prior to the start of work. A failure to submit the notice, included in the decision pack, would constitute a breach of planning control under section 123(1) of that Act, which may result in enforcement action being taken.

- 3 Notification of Completion of Development - As soon as practicable after the development is complete, the person who completes the development is required by section 27B of the Town and Country Planning (Scotland) Act 1997 (as amended) to give written notice to the planning authority of the completion of the building works. As before, there is notice for you to complete for this purpose included in the decision pack. In larger, phased developments, a notice of completion is to be submitted as soon as practicable after each phase is finished by the person carrying out the development.

Reason for decision

To be completed by Local Review Body

List of Plans

The plans to which this decision relates are listed below:

Title	Reference	Date Received
Site Plan		21/02/14
Location Plan		21/02/14