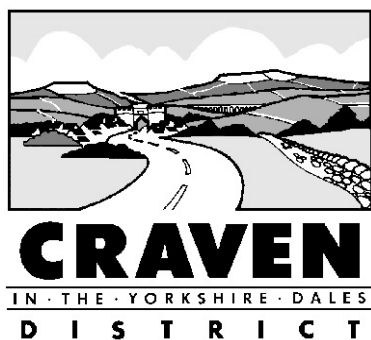




Development Management

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Overton Architects
IDC
Valley Drive
Ilkley
LS29 8AL

Officer Dealing: Ros Parker
Our Ref: 2023/24759/CND

Date: 28th February 2023

Dear Mrs Liz Haestier

Town and Country Planning Act 1990

Application Number: 2023/24759/CND
Proposal: Application to discharge condition no.s 3 (CDC - bat survey) and 4 (CDC - roof insulation) of planning permission reference: 2021/23206/LBC issued on 11 Oct 2021.
Location: The Folly, Victoria Street, Settle, BD24 9EY,

I refer to the application as shown above and validated by Craven District Council on 3rd February 2023.

Please find below the Council's response in respect of the details submitted for each of the relevant condition(s):

The details submitted in connection with the following conditions **are satisfactory**:

3) The roof works shall not begin until a up-to-date bat survey has been undertaken to the affected roof spaces, and a report submitted for approval to the Local Planning Authority. The report shall determine the need for an EPS licence, and contain the appropriate recommended mitigation measures.

Reason: To ensure there is no harm to protected species, in accordance with the requirements of The Wildlife & Countryside Act 1981 (as amended), and the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019.

An independent Bat Scoping and Activity Survey by PBA Applied Ecology Ltd has been submitted. The Survey, dated 08.11.2022, included an emergence survey carried out in September 2022.

Based on the findings, a Natural England European Protected Species Mitigation Licence (EPSML) will be required. Mitigation was also recommended. Provided that the works are carried out in accordance the recommendations of the Survey, to include obtaining an EPSML licence prior to commencement, the condition may be discharged.

4) No roof works shall take place until full details of the roof insulation to be used have been submitted to and approved in writing by the Local Planning Authority.



Paul Shevlin, Chief Executive
Calls may be recorded for training and monitoring purposes
For general enquiries telephone 01756 700600
www.cravendc.gov.uk



The roof shall thereafter be insulated in accordance with the approved details.

Reason: For the avoidance of doubt as the material has not been specified and to ensure the use of a suitable material which is sympathetic to the fabric of the listed building in accordance with the requirements of Craven Local Plan policy ENV2, the National Planning Policy Framework and the Planning (Listed Buildings and Conservation Areas) Act 1990.

Response:

300mm mineral is to be laid at ceiling level, between and over the ceiling joists. Roof underlay will be type 1F Bitumen felt with manthorpe felt Lap Vents between each rafter at overlap level.

These materials will ensure the space remains well ventilated. The underlay is suitable for use where bats are present, as per guidance on the Historic England website. On this basis, and subject to implementation in accordance with the details provided, the condition may be discharged.

Informative(s)

Yours sincerely

A handwritten signature in black ink that reads "RN Watson". The letters are cursive and slightly slanted to the right.

**On behalf of Ros Parker
Senior Planning Officer**