

JON FRULLANI ARCHITECT  
UNIT 5, DISTRICT 10,  
25 GREENMARKET  
DUNDEE  
DD1 4QB

**THE TOWN AND COUNTRY PLANNING (LISTED BUILDING AND CONSERVATION AREAS) (SCOTLAND) ACT 1997**

With reference to the application received **17 August 2020**.

**Application Reference:** 20/00508/LBC

**Particulars of Development:** Proposed Internal Alterations to Existing Building to From 3no. Flatted Dwellings.

**Site Location:** 1/0, 39 Murraygate, Dundee, DD1 2EE

Notice is hereby given that Dundee City Council has GRANTED listed building consent for the above development in accordance with the particulars given in the application and the plans accompanying the application subject to any conditions attached to this consent :

Condition(s):

1. No Conditions attached to this consent

Reason(s):

1. No Reasons attached to this consent

It should also be understood that this permission does not carry with it any necessary consent or approval for the proposed development under any statutory enactments e.g. a building warrant or licence may be required.

Date of Notice: **11 December 2020**

**Gregor Hamilton**  
**Head of Planning**

## THESE NOTES FORM PART OF THE DECISION NOTICE

1. Statutory Timescale:

The development must be begun no later than 3 years from the date of this Decision Notice unless a condition of this permission varies that standard timescale.

2. Reasons for the Decision:

In summary, the application has been granted because the proposed works are considered to preserve the character and setting of the listed building and the character and appearance of the Central Conservation Area. The proposal therefore satisfies the statutory requirements of the Planning (Listed Buildings and Conservation Areas) (Scotland) Act 1997 as well as complying with the relevant policies of the Dundee Local Development Plan. There are no material considerations that would justify refusal of listed building consent.

3. The plans to which this decision relates are referenced as follows:

PLAN TYPE	PLAN REF.	VER. NO.	DATE RECEIVED
Existing Floor Plans	02		17 August 2020
Location Plan	01 (A)		3 December 2020
Proposed Floor Plans	03 (A)		3 December 2020
Existing And Proposed Plans	04	windows	3 December 2020
Sections	05	windows	3 December 2020
Design Statement	08	supporting	4 December 2020
Block Plan	06	existing	3 December 2020
Block Plan	07	proposed	3 December 2020

4. Statement of deviation from standard timescales specified in Section 16 of the 1997 Act as amended.

None

Case Officer - Siobhan Johnson, Planning Division

E-mail: [siobhan.johnson@dundeecity.gov.uk](mailto:siobhan.johnson@dundeecity.gov.uk)

Tel: (01382) 433717

Dundee House , Floor 6, 50 North Lindsay Street, Dundee DD1 7LS  
PELBCZ

5. All conditions should be complied with and the development should be completed in accordance with the approved plans. Failure to do so may result in enforcement action being taken by the Council. Any proposed amendments must be agreed in writing with the Council and may require a further application.
6. Should it be necessary to form a temporary access on, or undertake any other works to any public road or footway during the implementation of this permission, you should contact the Council's Network Management Team on 01382 433168 for further information.
7. See attached Guidance Note relating to appeal or review procedures which are applicable.

## **APPEAL PROCEDURE GUIDANCE**

### **TOWN AND COUNTRY PLANNING (SCOTLAND) ACT 1997 AS AMENDED**

#### **Town and Country Planning (Development Management Procedure) (Scotland) Regulations 2008: Regulation 28 and Schedule 6**

*Notification to be sent to applicant on refusal of planning permission or on the grant of permission subject to conditions*

- 1 If the applicant is aggrieved by the decision to refuse permission for or approval required by a condition in respect of the proposed development, or to grant permission or approval subject to conditions, the applicant may appeal to Scottish Ministers under Section 47 of the Town and Country Planning (Scotland) Act 1997 within three months from the date of this notice. The notice of appeal should be addressed to:

The Directorate for Planning and Environmental Appeals  
4 The Courtyard  
Callendar Business Park  
Callendar Road  
Falkirk FK1 1XR

- 2 If permission to develop land is refused or granted subject to conditions and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, the owner of the land may serve on the planning authority a purchase notice requiring the purchase of the owner of the land's interest in the land in accordance with Part 5 of the Town and Country Planning (Scotland) Act 1997.

*Notes by Dundee City Council*

- 1 Notice of Appeal Forms and further guidance should be obtained from the above address or from the Directorate for Planning and Environmental Appeals Website at

<http://www.scotland.gov.uk/Topics/Built-Environment/planning/Appeals>

Thank you for contacting the Development Management Team we would appreciate your feedback to support continuous improvement. An online survey can be found at: <http://consult.dundee.gov.uk/limesurvey/61227>

APPFORM1