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

With reference to the application received **30 November 2016**.

Application Reference: **16/00975/LBC**

Particulars of Development: **Internal alterations to listed building to form serviced apartments**

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: **26 January 2017**

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:

The proposal has been sensitively designed to retain features of special architectural and historic interest. The proposal satisfies the requirements of the relevant provisions of The Planning (Listed Buildings and Conservation Areas) (Scotland) Act 1997 and also the requirements of Policy 48 and Policy 50 of the Dundee Local Development Plan 2014.

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

PLAN TYPE	PLAN REF.	VER. NO.	DATE RECEIVED
Location Plan	01		30 November 2016
Existing Floor Plans	02	Ground	30 November 2016
Existing Floor Plans	03	First	30 November 2016
Existing Floor Plans	04	Second	30 November 2016
Existing Floor Plans	05	Attic	30 November 2016
Proposed Floor Plans	06	Ground	30 November 2016
Proposed Floor Plans	07	First	30 November 2016
Proposed Floor Plans	08	Second	30 November 2016
Proposed Floor Plans	09	Attic	30 November 2016
Supporting Statement	10		30 November 2016

Case Officer - Claire Myles, Planning Division

E-mail: claire.myles@dundeecity.gov.uk

Tel: (01382) 433833

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

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

None

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.

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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