



My reference: R/P/10/17/1390
Please ask for: John Wilson
Direct Dial: (01254)01254 585142
Email: planning@blackburn.gov.uk
Date: 30 November 2017

Compass Architectural + Consultants Ltd,
Daisyfield Business Centre
Suite 301
Appleby Street
Blackburn
BB1 3BL

Dear Sir/Madam,

Confirmation of valid planning application

10/17/1390

Full Planning Application

**Proposed conversion of existing garage to ground floor and erection of first floor extension to create additional living accommodation. at
The Coach House, Wellington Street St Johns, BLACKBURN, BB1 8AF.**

Thank you for your application, which was received on 15 November 2017.

We have now checked your submission, and I am pleased to confirm that the application is valid from 28/11/2017.

If we need any further information we will contact you.

If the application description has been changed from the description on your application form, and you do not feel this is accurate then please contact the officer above, or planning@blackburn.gov.uk so that we can agree a revised description.

Your application is now within the consultation period, and we would expect to make a decision on this application by 23 January 2018.

If we are unable to make a decision before this date we will ask for your agreement to an 'extension of time'. If you do not agree to extend the time you have the option of appealing to the Secretary of State for Communities and Local Government for non-determination. The case will then be independently assessed by a Planning Inspector. The enclosed leaflet provides further details of the appeals process.

If the application is submitted by an agent, all correspondence is sent to them. If there is no agent, all correspondence is sent direct to the applicant.

If the application is to be determined by the Planning & Highways Committee, members of the Committee will visit the site, and receive a full report about the application, including details of any comments received, to enable them to reach a decision. You will be able to attend the committee meeting and under certain circumstances be able to speak at the meeting. Should

Ian Richardson, Director of Growth & Development,
Town Hall, Blackburn. BB1 7DY

you decide you would like to speak at committee, please complete and return a 'request to speak form' by 12 noon the day before the committee date.

"Request to Speak" forms can be obtained by downloading from the Councils website www.blackburn.gov.uk, and should be returned to:

Planning & Highways Committee
Democratic Services, Resources Department
Town Hall Blackburn BB1 7DY

You can track the progress of the application, check committee dates and find out more about how to speak at committee from the council's website at www.blackburn.gov.uk or Telephone the planning department between 1pm and 5pm (Monday- Friday).

Yours sincerely,



Gavin Prescott
Planning Manager
Planning Service

Appealing to the Secretary of State for Communities and Local Government for a Decision

If you are asked for an 'extension of time', and you do not agree, you have the option of appealing to the Secretary of State for Communities and Local Government for a Decision.

However, once an appeal for 'non-determination' is made, the Council will take no further action on the application, so you might want to consider if the appeal will delay the decision further or whether it would be quicker to let the Council make a decision.

You can obtain the appropriate appeal forms from:

The Planning Inspectorate,
Room 3/13
Temple Quay House
2 The Square
Temple Quay
Bristol
BS1 6PN

Tel No: 0303 444 5000

The Planning Inspectorate have introduced an online appeals service which you can use to make your appeal on-line. You can find the service through the Appeals area of the Planning Portal www.planningportal.gov.uk/pcs

The Inspectorate will publish details of your appeal on the internet (on the Appeals area of the Planning Portal). This may include a copy of the original planning application form and relevant supporting documents supplied to the Local Authority by you or your agent, together with the completed appeal form and information you submit to the Planning Inspectorate. Please ensure that you only provide information, including personal information belonging to you that you are happy will be made available to others in this way. If you supply personal information belonging to a third party please ensure that you have their permission to do so.

More detailed information about data protection and privacy matters is available on the Planning Portal.