

Andrew Dempster  
The Old School  
Mordington  
Scottish Borders  
TD15 1XA

**Please ask for:** Paul Duncan  
**☎** 01835 825558  
**Our Ref:** 20/00549/LBC  
**Your Ref:**  
**E-Mail:** paul.duncan@scotborders.gov.uk  
**Date:** 7th July 2020

Dear Sir/Madam

**PLANNING APPLICATION AT The Old School Mordington Scottish Borders TD15 1XA**

**PROPOSED DEVELOPMENT:** Installation of 1 No rooflight

**APPLICANT:** Andrew Dempster

Please find attached the decision notice for the above application.

Please read the schedule of conditions and any informative notes carefully.

Drawings can be found on the Planning pages of the Council website at  
<https://eplanning.scotborders.gov.uk/online-applications/>

It should be noted that before works commence, where applicable, all necessary consents should be obtained under the Building (Scotland) Act 2003. If you require any further information in this respect, please contact the relevant Building Standards Surveyor.

Yours faithfully

John Hayward

Planning & Development Standards Manager

**PLANNING (LISTED BUILDINGS & CONSERVATION AREAS) (SCOTLAND) ACT 1997 (as amended)**

**Town and Country Planning (Listed Buildings & Buildings in Conservation Areas)  
(Scotland) Regulations 1987**

**Application for Listed Building Consent**

**Reference: 20/00549/LBC**

**To : Andrew Dempster The Old School Mordington Scottish Borders TD15 1XA**

With reference to your application validated on **25th May 2020** for Listed Building Consent under the Planning (Listed Buildings & Conservation Areas) (Scotland) Act 1997 (as amended) for the following development:-

**Proposal : Installation of 1 No rooflight**

**at : The Old School Mordington Scottish Borders TD15 1XA**

The Scottish Borders Council hereby **grant Listed Building Consent** in accordance with the approved plan(s) and the particulars given in the application and in accordance with Section 58 of the Town and Country Planning (Scotland) Act 1997 (as amended), subject to the following direction:

**Dated 3rd July 2020  
Regulatory Services  
Council Headquarters  
Newtown St Boswells  
MELROSE  
TD6 0SA**

**John Hayward  
Planning & Development Standards Manager**

**APPLICATION REFERENCE : 20/00549/LBC**

**Schedule of Plans and Drawings Approved:**

<b>Plan Ref</b>	<b>Plan Type</b>	<b>Plan Status</b>
REVISED PHOTOMONTAGE DRAWING	Location Plan Photos	Approved Approved

**REASON FOR DECISION**

Subject to compliance with the schedule of conditions, the works will preserve the Listed Building and its setting and will not adversely affect its special architectural or historic interest.

**SCHEDULE OF CONDITIONS**

- 1 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
Reason: To comply with the provisions of Section 16 of the Town and Country Planning (Listed Buildings and Conservation Areas)(Scotland) Act 1997, as amended by the Planning etc. (Scotland) Act 2006.
- 2 The development hereby permitted shall not be carried out otherwise than in complete accordance with the plans and specifications approved by the Planning Authority.  
Reason: To ensure that the development is carried out in accordance with the approved details.
- 3 Unless otherwise agreed in writing by the Planning Authority, the rooflight hereby permitted:
  - shall be of "conservation" design, with a single central vertical astragal;
  - shall measure 780mm by 1180mm;
  - shall be installed to run flush with the slates on the roof; and
  - the trim and edging shall be coloured dark grey or black.

Thereafter, the rooflight shall be so retained in perpetuity, unless otherwise agreed in writing by the Planning Authority.

Reason: To protect the character of the Listed Building.

**FOR THE INFORMATION OF THE APPLICANT**

N.B: This permission does not include any consent, approval or licence necessary for the proposed development under the building regulations or any other statutory enactment and the development should not be commenced until all consents are obtained.

In advance of carrying out any works it is recommended that you contact Utility Bodies whose equipment or apparatus may be affected by any works you undertake. Contacts include:

Transco, Susiephone Department, 95 Kilbirnie Street, Glasgow, G5 8JD  
Scottish Power, Riccarton Mains Road, Currie, Edinburgh, EH14 5AA  
Scottish Water, Developer Services, 419 Balmore Road, Possilpark, Glasgow G22 6NU

British Telecom, National Notice Handling Centre, PP404B Telecom House, Trinity Street, Stoke on Trent, ST1 5ND

Scottish Borders Council, Street Lighting Section, Council HQ, Newtown St Boswells, Melrose, TD6 0SA

Cable & Wireless, 1 Dove Wynd, Strathclyde Business Park, Bellshill, ML4 3AL

BP Chemicals Ltd, PO Box 21, Bo'ness Road, Grangemouth, FK2 9XH

THUS, Susiephone Department, 4<sup>th</sup> Floor, 75 Waterloo Street, Glasgow, G2 7BD

Susiephone System – **0800 800 333**

If the applicant is aggrieved by the decision of the Planning Authority to refuse planning 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 the Scottish Ministers under Section 47 of the Town and Country Planning (Scotland) Act 1997 (as amended) within three months from the date of this notice. The notice of the appeal should be addressed to The Directorate for Planning and Environmental Appeals, 4 The Courtyard, Callendar Business Park, Falkirk FK1 1XR. A copy of the notice of the appeal must, at the same time, be sent to the Legal Services Section, Scottish Borders Council, Council Headquarters, Newtown St. Boswells, Melrose TD6 0SA.

If permission to develop land is refused or granted subject to conditions, whether by the Planning Authority or by the Scottish Ministers, 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 may serve on the Planning Authority a purchase notice requiring the purchase of his interest in the land in accordance with the provisions of Part 5 of the Town and Country Planning (Scotland) Act 1997 (as amended).