

**Suggested Conditions**

- 01.** The development to which this permission relates shall be begun no later than the expiration of three years beginning with the date of grant of this permission.

**Reason:** In the interest of certainty and the proper planning of the area, and to comply with section 58 of the Town and Country Planning (Scotland) Act 1997, as amended.

- 02.** The extension shall be rendered to match the original house in texture and colour.

**Reason:** In order to safeguard the property itself and the amenity of the surrounding area.

**Reason:** In order to protect the visual amenity of the surrounding area.

- 03.** The rainwater goods and windows in the extension shall be uPVC to match the original house.

**Reason:** In order to safeguard the property itself and the amenity of the surrounding area.

**Reason:** In order to protect the visual amenity of the surrounding area.

- 04.** The basecourse of the extension shall be in brick to match the original house.

**Reason:** In order to safeguard the property itself and the amenity of the surrounding area.

**Reason:** In order to protect the visual amenity of the surrounding area.

- 05.** The roof tiles shall match the original house in materials and colour.

**Reason:** In order to safeguard the property itself and the amenity of the surrounding area.

**Reason:** In order to protect the visual amenity of the surrounding area.