

North York Moors National Park Authority

Internal Memorandum

To: Mr Chris France (Director of Planning)
Mr Mark Hill (Head of Development Management)

From: Mrs J Bastow

File Ref: NYM/2018/0835/OU

Date: 26 April 2019

Application for outline application for the construction of 1 no. dwelling (most matters reserved) at Fox Hounds Farm, River Lane, High Kilburn

For: Mr Paul Dean, Orchard House, Oldstead, York YO61 4BL

I enclose for your attention the file relating to the above planning application which was approved by the Planning Committee on 18 April 2019, subject to the addition of informatives regarding the size and design of the dwelling and the maintenance of the adjacent right of way. As such the following informatives are proposed:

3. The applicant is advised when preparing drawings for the approval of the reserved matters that regard should be had to the Authority's Design Guide and that the size of the dwelling should be commensurate with the established functional requirement of the enterprise and not be unusually large in relation to the agricultural needs of the unit.
4. No works are to be undertaken which will create an obstruction, either permanent or temporary, to the Public Right of Way adjacent to the proposed development. The applicant is advised to discuss with the Ranger Service measures to ensure the maintenance of the Public Right of Way.

I should be pleased if you would approve the issue of the decision notice.

Signed: Mark Hill

Date: 23/4/2019