

From:
To: [Planning](#)
Subject: NYM/2019/0473/FL - High Leas, Hawsker Lane, Hawsker, Whitby
Date: 23 August 2019 12:19:08

From: Commercial Regulation (Environmental Health)

NYM/2019/0473/FL

Installation of replacement windows to dwelling together with erection of stable building and change of use of land to form manege for hobby use

Having considered the above planning application I have no objection, in principle, on environmental health grounds.

I would ask, however, that should consent be granted that a condition be included to prohibit the burning of manure and stable waste in order to prevent harm to amenity.

Carol Cunningham
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From: [Planning](#)
To: [Planning](#)
Subject: Comments on NYM/2019/0473/FL - Case Officer Mrs J Bastow - Received from Building Conservation at The Old Vicarage, Bondgate, Helmsley, York, YO62 5BP, via email: building@northyorkmoors.org.uk
Date: 12 August 2019 11:57:43

The application indicates replacement windows to the barn only and not to the horse engine house to the rear. It is therefore assumed that the windows to the horse engine house do not need to be replaced.

On the basis that the windows are to be replaced on a like for like basis, I have no objections however I would recommend that flush fitting casements would be a more traditional form of detailing, rather than the modern stormproof proposed. Please also condition:

- External shape of the glazing bar to be wedged shaped in order to replicate traditional putty.
- No trickle vents
- Reveals minimum of 600mm
- Details of paint/stain to be approved

From looking at the original plans pre-conversion, the barn was characterised by its boarded openings and it appears that the approved plans showed retention of the shutters. From the submitted photos, the stable doors/shutters appear to have been removed and as a result has diminished its agricultural character. It would be desirable to see some of the buildings former agricultural character reinstated and on this it would be recommended that the stable doors/shutters are reinstated as per the approved plans.

The Planning (Listed Buildings and Conservation Areas) Act 1990 requires LPA's to pay special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest in which it possesses. In addition NPPF, 192 (c) states that new development should make a positive contribution to local character and distinctiveness. If the above amendments are incorporated, then it is considered that the special interest of the building will be maintained by ensuring new development is traditional in its appearance and construction.

Comments made by Building Conservation of The Old Vicarage

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Comment Type is Comment
Letter ID: 527299

From:
To: [Planning](#)
Subject: Responses from Hawsker Cum Stainsacre Parish Council
Date: 08 August 2019 06:36:43

NYM/2019/0473/FL– Application for installation of replacement windows to dwelling together with erection of stable building and change of use of land to form manege for hobby use at High Leas, Hawsker Lane Hawsker.

The Parish Council Objects to this and has concerns about the run off of rainwater from the stables and manege over the path to the school. Also there is no indication of where the manure heap would be positioned.

Kind Regards,

Stephanie Glasby
Parish Council Clerk