

Planning (Listed Buildings and Conservation Areas) Act 1990
North York Moors National Park Authority

Notice of Decision of Planning Authority on Application for
Listed Building Consent

To Mrs Caroline Cuthbertson
Graystone Farmhouse
Newholm
Whitby
North Yorkshire
YO21 3QR

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The above named Authority being the Planning Authority for the purposes of your application validated 05 July 2016, in respect of the proposed **installation of replacement timber slim double glazed windows to front elevation at Graystone Farmhouse, Newholm** has considered your said application and has **granted** consent in respect of the proposed works subject to the following conditions:

1. The development hereby permitted shall be commenced before the expiration of three years from the date of this permission.
2. The development hereby permitted shall not be carried out other than in strict accordance with the following documents:

Document Description	Date Received
Double Glazed Sliding Sash Window Cross section Robert Harrison & Sons	14 June 2016
Cross Section Through Sash (glazing bar width to be 29mm as stated in email dated 16/05/2017) Robert Harrison & Sons	06 February 2017
Kitchen Window removed from application as stated in letter from Robert Harrison & Sons Ltd dated	17 November 2016
Email from Chris Harrison detailing the window construction specification	sent 16 May 2017 15:32

or in accordance with any minor variation thereof that may be approved in writing by the Local Planning Authority.

3. All new window frames in the development hereby approved shall be coloured in accordance with the Dulux Trade sample provided as Appendix d on the 14 June 2016 within six months of the date of installation and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.
4. The external face of the frame to all new windows shall be set in reveals to match those of the existing windows and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.

Reasons for Conditions

1. To ensure compliance with Sections 18(1) of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended.
2. For the avoidance of doubt and to ensure that the details of the development comply with the provisions of NYM Core Policy A and NYM Development Policy 3, which seek to conserve and enhance the special qualities of the NYM National Park.

Continued/Reasons for Conditions



Mr C M France
Director of Planning

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Date 08 JUN 2017

Planning (Listed Buildings and Conservation Areas) Act 1990

Continuation of Decision No. NYM/2016/0441/LB

Reasons for Conditions (Continued)

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3. For the avoidance of doubt and in order to comply with the provisions of NYM Core Policy A and NYM Development Policy 3 which seek to ensure that the appearance of the development is compatible with the character of the locality and that the special qualities of the National Park are safeguarded.
4. For the avoidance of doubt and in order to comply with the provisions of NYM Core Policy A and NYM Development Policy 3 which seek to ensure that the appearance of the development is compatible with the character of the locality and that the special qualities of the National Park are safeguarded.

Explanation of how the Authority has Worked Positively with the Applicant/Agent

The Authority's Officers have appraised the scheme against the Development Plan and other material considerations and recommended the removal of the kitchen window from the application and also changes to the construction detailing of the windows, so as to deliver sustainable development.



Mr C M France
Director of Planning

Date 08 JUN 2017

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