

JNR

1, St. Andrews,  
Wesley Road,  
Robin Hood's Bay,  
Whitby,  
North Yorkshire,  
YO22 4RW.

2<sup>nd</sup>, June 2017

North Yorkshire Moors National Park Authority,  
The Old Vicarage,  
Bondgate,  
Helmsley,  
York,  
YO62 5BP.



RE: Proposed construction at Atlantis, Thorpe Lane. Robin Hood's Bay, North Yorkshire.  
NYM/2017/0242/FL.

Dear Planning Committee,

I have read a copy of the application which is for a completely new building at the rear of Atlantis, Thorpe Lane, Robin Hood's Bay, in which, it is stated there are other similar types of developments within the vicinity of this address. This is not the case as there are no similar constructions along the entire length of Thorpe Lane nor are there any in Wesley Road, all alterations and buildings that have been permitted are of a single storey nature and definitely not of two storeys. Within the rest of Robin Hood's Bay I cannot think of a similar development constructed completely separately within a back garden. Is this now a change of policy ?

A further change of policy is to permit the proposed building to be used in connection with a business, I am aware that extensions have been permitted in the past, providing they are not used as a commercial undertaking. It is emphasised that the building is to be a granny flat for an elderly person therefore a one storey building should suffice and may not particularly detract from the area.

At present I have an unspoilt view of St. Stephen's Church and the moors beyond, above Sledgate Farm a distance of about two miles, should the building be permitted my view would be obliterated. I understand 'views' are not necessarily considered important in building applications, but they can and should be taken into account in certain circumstances, to remove this view by a building which is completely unnecessary is I suggest, at the very least morally wrong and totally in bad taste, especially with its commercial overtones within a normally strictly controlled conservation area. A building to the height of the existing garage would not be such a distraction.

There is a simple solution, if the main building was extended in an easterly direction towards Wesley Road fewer people and probably no one would be adversely affected, I believe this was initially suggested by the applicant. There are already existing extensions of this type in Robin Hood's Bay.

Before coming to a decision and to get a clear view and a proper feel of the situation I would like to suggest members of the planning committee visit and see for their selves the situation. In conclusion I believe I am only asking for a bit of commonsense to be applied.

Yours sincerely,

Patrick Newton.