

MS

Dawn Paton

From: Planning
Sent: 15 August 2017 11:35
To: Planning
Subject: Comments on NYM/2017/0253/FL - Case Officer Mrs H Saunders - Received from Building Conservation at The Old Vicarage, Bondgate, Helmsley, York, YO62 5BP,

Raise concerns.

The site at present is already in two separate ownerships and concern is raised with the cumulative impact of a further ownership and increased pressure for outbuildings, garages and other domestic paraphernalia to serve an additional independent dwelling, which would have a harmful impact on the setting and appreciation of these Listed Buildings. The relationship between the principal dwelling and its curtilage structures adds to the significance of not only the host property but its wider setting, and this significance can easily be eroded or lost when the site is split into multiple owners.

While the harm would be less than substantial, given that the building is in sound condition there should be sufficient justification for the proposal (NPPF, para.134). From reading the heritage statement there does not appear to be any justification for this proposal.

Comments made by Building Conservation of The Old Vicarage Bondgate Helmsley York
YO62 5BP

Comment Type is Raise Concerns
Letter ID: 482718

NYMNPA
15 AUG 2017
KW