



**AMENDED**  
Notes  
*Additional info*

Ref: 1211

4 October 2007

North York Moors National Parks  
The Old Vicarage  
Bondgate  
Helmley  
YORK  
YO62 5BP

For the attention of: Hilary Saunders

10 OCT 2007  
NPA

Dear Mrs Saunders

**Lowdales Cottage, Hackness**

After our discussion yesterday regarding the above, I had a word with Beth Davies and have determined that some of the repair/remedial work that my clients had started on site appears to have strayed into areas where approval really should have been in place before the work was carried out. The main points are as follows:-

- 1 One of the elements which was missing from our application drawing was the flue for the Aga cooker. I enclose copies of revised drawings nos 1211/23C and 24C which have been amended to show the proposed flue, which is intended to be a black painted flue discreetly hidden at the rear of the property below the ridge line.
- 2 Beth Davies mentioned the removal of some internal partitions. I can confirm that the historical panelling referred to in the listed building document is around the stairs and that this has been retained. The panelling which has been removed was a recent addition forming a boiler cupboard (now redundant) which was of very flimsy construction.
- 3 The internal floors, which were a mishmash of concrete infills, are being replaced with insulated floors with Yorkstone slab finishes. Where slabs previously existed, ie in the hallway, these are being reinstated.
- 4 ~~The rooflight above the 'lean-to' on the north elevation of the existing house is a~~ replacement for some stained and damaged 'plastic pantiles' which were let in to the original roof.
- 5 Any other internal alterations have been to the 1990's part of the building.

None of the works described above significantly affects the nature of the listed building and are in fact a sign of the clients' serious intention to improve the property and carry out any alterations in a sensitive manner. The main purpose of starting the work has been to make the building habitable as quickly as possible.

If you have any queries on this or on the wider application, please let me know.

Regarding the other points raised in correspondence:-

- 1 I enclose four additional copies of location plan 2 with the site boundary shown in red - I'm sure I coloured dozens of these for the original application.
- 2 I enclose a flood risk assessment.
- 3 I note your point regarding fees.

Yours sincerely

ALAN CAMPBELL

Copy to A & S Walker

