

PLEASE COMPLETE OVERLEAF

ADDITIONAL AMENDMENTS

- Amended layout of buildings/outside areas
- Additional background information
- Amended design
- Revised access arrangements
- Change of description of proposed development - as indicated on the previous page
- Change in site boundaries
- Other (as specified below)

Clarification of plans.



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Helen Webster, Planning Officer
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NID/LSD/L9950-05
8th February 2011



Dear Helen,

68 Iburndale Lane, Sleights (NYM/2010/0949/NM)

Following receipt of the two neighbour's letters which were forwarded to me I set out below a response to all relevant points raised which will hopefully clarify the situation and allow furtherance of the scheme.

A letter dated 7th January 2011 from Mr. & Mrs. Bradley

- Point 1 The drawings submitted match those previously approved and do differ from the footings on site.
- Point 2 The hard-standing is shown in front of No. 68 and between the road and the garage as a drive and as approved. It is not intended or applied for to hard surface the area between No. 68 and No. 70. This area would be permeable.
- Point 3 We are unaware of the issue regarding the culvert. However we would expect water to stand on the excavated level areas of the site as the surface is now clay.
- Point 4 We are not aware of this and feel that it would be a matter for Yorkshire Water and not the Planning Authority.

Cont/...

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Email dated 4th January 2011 from Mrs. H. Nixon

Amount of Water As noted above the surface is now level and clay therefore standing water will be very slow to disperse. The new hard-standing and roofs will have to be drained to comply with both Planning and Building Regulations.

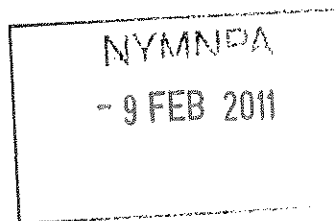
Site Levels The driveway will be set at original ground levels (it does not run alongside No. 70). The parking area slopes up towards No. 66 as the ground levels are to be reinstated.

Fence Height The boundary with No. 70 is to have a 1m fence as noted on the drawing. It is worth pointing out that side elevations are usually allowed a fence up to 2m higher than original ground level as permitted development. We would confirm that the proposed boundary height could be set at 1.25 off the gravel level to the front of No. 70.

I hope the above details clarify the situation enough to allow approval of the Non Material Amendment and therefore discharge of conditions.

Yours sincerely, /

Neil Duffield



c.c. Mr. P. Craven