

TOWN AND COUNTRY PLANNING ACT, 1990  
NORTH YORK MOORS NATIONAL PARK AUTHORITY

NOTICE OF DECISION OF PLANNING AUTHORITY ON APPLICATION FOR  
PERMISSION TO CARRY OUT DEVELOPMENT

To Mr and Mrs D Heaton  
c/o Richard G Winn  
Old Barn Cottage  
Main Street, Allerston  
Pickering YO18 7PG

COPY

The above named Authority being the Planning Authority for the purposes of your application registered 15 December 2004, in respect of proposed development for the purposes of construction of two single storey extensions at High Peak House, Pollard Road, Raven Hall Road, Ravenscar have considered your said application and have granted permission for the proposed development subject to the following condition(s):

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.
2. The development hereby permitted shall not be carried out other than in accordance with the plans received at the National Park Office on 28th January 2004.
3. The accommodation hereby approved shall be and shall remain ancillary to the use of the main dwelling known as Church Farm, Ravenscar, shall form and shall remain as part of the curtilage of this main dwelling as a single planning unit, and shall be used only for members of the family of the occupier for the time being of this main dwelling.
4. All new stonework utilised in carrying out the development hereby permitted shall match that of the existing building including the colour and texture of the stone and the method of coursing and pointing.
5. The roof of the development hereby permitted shall be clad with traditional, non-interlocking, non-pre coloured natural red clay pantiles and thereafter be so maintained.

Reasons for Conditions

1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act, 1990.
2. To avoid doubt and accord with the provisions of Local Plan policy GP3.
3. The development of permanent residential units in this location would be contrary to the provisions of the North York Moors Local Plan.
4. & 5. The local planning authority is anxious to ensure that the materials used will be in character with the materials in general use in the area in accordance with the provisions of Local Plan policy BE6.

Continued/Development Plan ...

V A Dilcock

COPY

Mrs V A Dilcock  
Chief Planning Officer

Date 4.5 APR 2004

TOWN AND COUNTRY PLANNING ACT 1990

Continuation of Decision-No. NYM/2003/0913/FL

Date: 15 APR 2004

Development Plan policies relevant to the decision

Local Plan H8 - Extensions to Dwellings  
GP3 - General Development Policy

Reason for Approval

The proposal accords with policies GP3 and H8 of the Local Plan and there will be no adverse impact as a result of the proposal.

V A Dilcock

Mrs V A Dilcock  
Chief Planning Officer

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NORTH YORK MOORS NATIONAL PARK AUTHORITY

NOTICE OF DECISION OF PLANNING AUTHORITY ON APPLICATION FOR  
PERMISSION TO CARRY OUT DEVELOPMENT

To A.E Wheeler  
Church Farm  
Ravenscar  
N. Yorks  
YO13 0NA

The above named Authority being the Planning Authority for the purposes of your application dated 23 October 2000, in respect of proposed development for the purposes of change of use and alterations to outbuilding to form residential annex at Church Farm, Ravenscar have considered your said application and have granted permission for the proposed development subject to the following condition(s):

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.
2. The development hereby permitted shall not be carried out other than in accordance with the application plans as amended by the plans received at the National Park Office on the 5 January 2001 and plans received on 25 January 2001.
3. The stonework and roofing tiles of the development hereby permitted shall match as closely as possible those of the existing building, including the colour and texture of the stone and the method of coursing and pointing.
4. All new window frames, glazing bars and external door frames shall be of timber construction and thereafter be so maintained.
5. Prior to the commencement of the development hereby approved, detailed plans showing the constructional details of all window frames to be used in the development shall be submitted to and approved in writing by the local planning authority. Such plans should indicate, on a scale of not less than 1:20, the longitudinal and cross sectional detailing including means of opening. The window frames shall be installed in accordance with the approved detailed plans and thereafter be so maintained.
6. Prior to the commencement of the development hereby approved full details of the proposed rooflight(s) shall be submitted to and approved in writing by the local planning authority. The rooflight(s) shall be installed in accordance with the approved details and thereafter be so maintained.
7. In the event of the existing uPVC windows in the development hereby approved being replaced, full details of the replacement windows shall be submitted to and approved in writing by the local planning authority. The windows shall be installed in accordance with the approved details and thereafter be so maintained.

Continued/8 ...

*V A Dilcock*

Mrs V A Dilcock  
Chief Planning Officer

Date . 22 FEB 2001 . . .

NOTE :-  
No consent, permission or approval hereby given absolves the applicant from the necessity of obtaining the approval, under the Building Regulations, of the District Council in whose area the site of the proposed Development is situated; or of obtaining approval under any other Bye-Laws, local Acts, orders, regulations and statutory provisions in force; and no part of the proposed development should be commenced until such further approval has been obtained.

TOWN AND COUNTRY PLANNING ACT 1990

Continuation of Decision No. NYM4/027/0004C/PA

Date: 22 FEB 2001 . . .

Reasons for conditions

1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act, 1990.
2. To avoid doubt.
- 3 to 9. In the interests of the satisfactory appearance of the development.
10. To avoid pollution of watercourses and ensure the proposed development has satisfactory sewage disposal facilities.
- 11 & 12. In the interests of the safety and convenience of users of the highway and of the free flow of traffic on the highway.
13. The local planning authority does not consider the siting of the development hereby approved in relation to the main house to be appropriate as an independent dwelling.

V A Dilcock

Mrs V A Dilcock  
Chief Planning Officer