

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 Ray Owen
C/o Mr Richard Winn
Architectural Design
Old Barn Cottage
Middle Farm
Main Street
Allerston
Pickering YO18 7PG

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The above named Authority being the Planning Authority for the purposes of your application registered 28 January 2010, in respect of proposed development for the purposes of **construction of extension to form replacement toilet facilities at The Falcon Inn, Whitby Road, Cloughton** 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 three years from the date of this permission.
2. The development hereby approved shall be only carried out in strict accordance with the detailed specifications and plans comprised in the application hereby approved or in accordance with any minor variation thereof that may be approved by the Local Planning Authority.
3. All new stonework and roofing tiles used in the development hereby permitted shall match as closely as possible to those of the existing building, including the colour and texture of the stone and the method of coursing and pointing.
4. All new windows in the development hereby permitted shall match those of the existing building in terms of appearance, materials, section, dimensions, glazing bar pattern, method of opening, external finish, reveals, cills and lintels and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.
5. The guttering to the development hereby permitted shall be directly fixed to the stonework by means of gutter spikes with no fascia boarding being utilised in the development and shall thereafter be so maintained.
6. The rainwater goods utilised in the development hereby permitted shall be coloured black and thereafter so maintained.

Informative

The applicant is advised that he needs to have regard to his duties under the Health and Safety at Work Act 1974 and associated regulations made under the Act

Continued/Reasons for Conditions

V A Dilcock

Mrs V A Dilcock
Chief Planning Officer

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Date: ... 25 MAR 2010

TOWN AND COUNTRY PLANNING ACT 1990

Continuation of Decision No. NYM/2010/0069/FL

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Reasons for Conditions

1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act 1990 as amended.
2. For the avoidance of doubt and to ensure the details of the development together with any subsequent insignificant variations as may be approved in writing, comply with the provisions of NYM Core Policy A and NYM Development Policy 3.
3. For the avoidance of doubt and in order to comply with the provisions of NYM Core Policy A and NYM Development Policy 3 which seek to ensure that building materials are of a high quality and compatible with the character of the locality and that the special qualities of the National Park are safeguarded.
- 4 to 6. For the avoidance of doubt and in order to comply with the provisions of NYM Core Policy A and NYM Development Policy 3 which seek to ensure that the appearance of the development is compatible with the character of the locality and that the special qualities of the National Park are safeguarded.

Development Plan policies relevant to the decision

Local Development Framework - CPI – Community Facilities
DP3 – Design

Reason for Approval

The proposed development is required to provide satisfactory toilet facilities to serve this pub which provides an important community facility. Furthermore the proposed extension would be of an appropriate scale and has been designed to be in keeping with the character of the existing building. The development is therefore considered to be in accordance with Core Policy I and Development Policy 3 of the NYM Local Development Framework.

V A Dilcock

Mrs V A Dilcock
Chief Planning Officer

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Date: 25 MAR 2010