

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 Ms Hannah Mayall
Bramshill Gardens
London
NW5 1JH

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The above named Authority being the Planning Authority for the purposes of your application registered 15 September 2010, in respect of proposed development for the purposes of **alterations to side cheeks of 2no. existing dormer windows from solid and partially glazed cheeks to fixed glass panes including glazing bars at Coach House Cottage, New Road, Robin Hoods Bay** 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 permitted shall not be carried out other than in accordance with the application plans as amended by the plans received by the National Park Authority on 8 November 2010 and the letter received on 8 November 2010, or in accordance with any minor variation thereof that may be approved by the Local Planning Authority.
3. All new window frames and glazing bars shall be of timber construction and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.

Reasons for Conditions

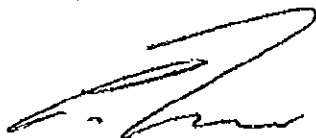
1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act 1990 as amended.
2. For the avoidance of doubt and to ensure that the details of the development comply with the provisions of NYM Core Policy A and Development Plan Policy 3.
3. For the avoidance of doubt and in order to comply with the provisions of NYM Core Policy A and NYM Development Policy 3 which seek to ensure that 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 - CPG – Landscape, Design and Historic Assets
DP 4 – Conservation Areas
DP5 – Listed Buildings

Reason for Approval

The amended design and proposed materials of the alterations to the cheeks of the two existing dormer windows at Coach House Cottage are considered acceptable for this listed property and would serve to enhance the character and appearance of the wider Conservation Area. The proposal is therefore considered to comply with the requirements of Core Policy G and Development Policies 4 and 5 of the NYM Local Development Framework.



Mr C M France
Director of Planning

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Date 10 NOV 2010

DecisionApprove