

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 Douglas Robertson  
13 Kingston Garth  
Fylingthorpe  
Whitby  
North Yorkshire YO22 4UN

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The above named Authority being the Planning Authority for the purposes of your application registered 15 March 2011, in respect of proposed development for the purposes of **construction of a lead clad dormer window to rear roofslope at 13 Kingston Garth, Fylingthorpe** 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 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.

**Reasons for Conditions**

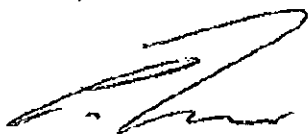
1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act 1990 as amended.
2. For the avoidance of doubt and to ensure the details of the development together with any subsequent insignificant variations as may be approved in writing, comply with the provisions of NYM Core Policy 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 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 - DP3 – Design  
DP19 – Householder Development

**Reason for Approval**

The proposed dormer window is considered to be of a design, scale, position and material consistent with the host property and its surroundings. The proposal is therefore considered to comply with the requirements of Development Policies 3 and 19 of the NYM Local Development Framework.



Mr C M France  
Director of Planning

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Date ... 10 MAY 2011

DecisionApprove