

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

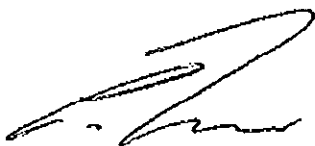
To Mr Peter Jones
C/o Victoria Wharton Architectural Design
7 Red Scar Lane
Newby
Scarborough
YO12 5RH

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The above named Authority being the Planning Authority for the purposes of your application registered 16 May 2011, in respect of proposed development for the purposes of **erection of garden shed at Raincliffe Barn, Low Road, Throxenby** 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 11 July 2011 and the letter received on 11 July 2011, or in accordance with any minor variation thereof that may be approved by the Local Planning Authority.
3. The structure shall not be used other than as a garden shed and domestic store and shall not be used for any other purpose unless otherwise agreed in writing with the Local Planning Authority.
4. The roof of the development hereby permitted shall be clad with traditional, non-interlocking, non-pre coloured natural red clay pantiles and shall be maintained in that condition in perpetuity, unless otherwise agreed in writing with the Local Planning Authority.
5. The external surface of the walls of the building hereby permitted shall be dark stained and thereafter maintained or as may otherwise be agreed in writing with the Local Planning Authority.
6. All new doors and garage doors hereby approved shall be of a vertical boarded, ledged, braced (and framed) timber design, side hung with a dark brown stained finish and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.

Continued/Reasons for Conditions



Mr C M France
Director of Planning

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11 JUL 2011
Date:

TOWN AND COUNTRY PLANNING ACT 1990

Continuation of Decision No. NYM/2011/0299/FL

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Reasons for Conditions

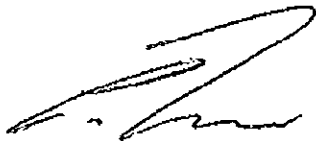
1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act 1990 as amended.
2. For the avoidance of doubt and to ensure that the details of the development comply with the provisions of NYM Core Policy A and Development Plan Policy 3.
3. In order to enable the Local Planning Authority to retain control over future changes of use to the property which would otherwise be permitted by the Town and Country Planning (General Permitted Development Order) 2005 and to comply with the provisions of NYM Core Policy A and safeguard the amenities of adjacent occupiers.
4. 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.
- 5 & 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 – CPG – Landscape, Design and Historic Assets
DP5 – Listed Buildings
DP19 – Householder Development

Reason for Approval

The proposed garden shed is of a size, scale and design commensurate with the host property and of high quality materials which are appropriate for its setting within the curtilage of a Listed Building. The revised position, whilst is removed from other permanent buildings at the site, is considered to reduce its prominence and visual impact in the wider setting. The proposed scheme is therefore considered to comply with Core Policy G and Development Policies 5 and 19 of the NYM Local Development Framework.



Mr C M France
Director of Planning

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Date 11 JUL 2011