

**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 Anthony Weddell
7 Darncombe Bungalows
Langdale End
Scarborough
North Yorkshire
YO13 0LJ

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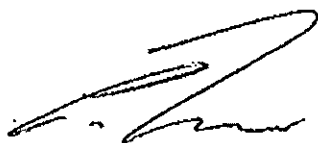
The above named Authority being the Planning Authority for the purposes of your application registered 13 October 2011, in respect of proposed development for the purposes of **erection of a timber clad single garage at 7 Darncombe Bungalows, Langdale End** has considered your said application and has **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 2 November 2011 and the letter received on 2 November 2011, or in accordance with any minor variation thereof that may be approved by the Local Planning Authority.
3. The development hereby permitted shall be used for domestic storage incidental to the occupation of the main dwelling on the site and for no other purpose. There shall be no alteration or conversion of the building hereby permitted to permanent residential accommodation and any such use or alteration will require a separate grant of planning permission from the Local Planning Authority.
4. The external surface of the roof of the building hereby permitted shall be coloured and thereafter maintained dark grey or as may otherwise be agreed in writing with the Local Planning Authority.
5. The external walls shall be stained dark brown and maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.

Reason(s) for Condition(s)

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 control any future changes to the building which is in a location where the formation of a separate dwelling unit would not normally be permitted in line NYM Core Policy J and would be likely to adversely affect the amenities of existing and future occupiers of the site.

Continued/Reasons for Conditions



Mr C M France
Director of Planning

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Date: 0.8 DEC. 2011

DecisionApprove

Reasons for Conditions (Continued)

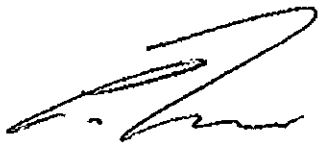
4. For the avoidance of doubt and in order to comply with the provisions of NYM Core Policy A and NYM Development Policy 3 which seek to ensure that building materials are of a high quality and compatible with the character of the locality and that the special qualities of the National Park are safeguarded.
5. 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 DP19 – Householder Development

Reason for Approval

The proposed garage is considered acceptable as the site is situated in a fairly substantial curtilage and therefore the levels of private amenity space is considered to be unaffected by these proposals. The design of the garage would be consistent with other garages in the area and the materials ensure the visual impact of the proposed garage is kept to a minimum. The proposal is therefore considered to comply with Development Policy 19 of the NYM Local Development Framework.



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Mr C M France
Director of Planning

Date ... 0.8. DEC. 2011