

**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 G & Mrs D Wearmouth
Coach House
31 Norlington Close
Orlingbury
Kettering
Northants
NN14 1FD

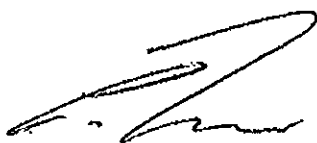
The above named Authority being the Planning Authority for the purposes of your application registered 9 December 2011, in respect of proposed development for the purposes of **installation of replacement 2 no. double glazed windows at The Haven, Wash House, Chapel Street, Robin Hoods Bay** has considered 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 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 No work shall commence on the installation of any replacement or new windows in the development hereby approved until detailed plans showing the constructional details of all window frames to be used in the development have been submitted to and approved in writing by the Local Planning Authority. Such plans should indicate, on a scale of not less than 1:20, the longitudinal and cross sectional detailing including means of opening and type of glazing. The window frames shall be installed in accordance with the approved details and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.
- 4 All new window frames in the development hereby approved shall have a painted finish and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.
- 5 The external face of the frame to all new windows shall be set in a reveal no less than 50mm from the front face of the adjacent walling and shall be 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 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.

Continued/Reasons for Conditions



Mr C M France
Director of Planning

Date: 02 FEB 2012

DecisionApprove

Town and Country Planning Act 1990

Continuation of Decision No. NYM/2011/0793/FL

Reasons for Conditions (Continued)

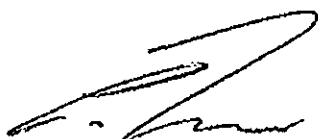
3. For the avoidance of doubt and in order to comply with the provisions of NYM Development Policy 5 which seek to ensure that alterations to Listed Buildings do not have any unacceptable impact on the special architectural or historic interest of the building.
- 4 & 5. For the avoidance of doubt and 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	CPG – Landscape, Design and Historic Assets DP3 – Design DP4 – Conservation Areas
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Reason for Approval

The proposed replacement windows are considered to be of a design and materials which is commensurate with the area and which would preserve the character and appearance of the host property and wider Conservation Area. The proposal is therefore considered to comply with Core Policy G and Development Policies 3 and 4 of the NYM Local Development Framework.



Mr C M France
Director of Planning

Date **02 FEB 2012**