

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 Fylingdales Parish Council
c/o Riverside Design Group
fao: Mr M McCabe
21A Barclays Bank House
Baxtergate
Whitby
North Yorkshire YO21 1BW

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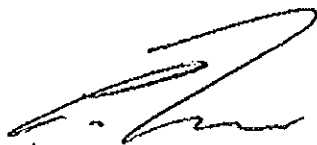
The above named Authority being the Planning Authority for the purposes of your application registered 22 June 2012, in respect of proposed development for the purposes of **change of use of part of public toilets to form storage area, provision of a disabled access ramp together with external alterations at Bank Top Public Toilets, New Road, 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 commenced 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 strict accordance with the following documents:

Document Description	Document No.	Date Received
Proposed Floor Plans and Elevation	875/2A	14 June 2012

 or in accordance with any minor variation thereof that may be approved in writing by the Local Planning Authority.
3. The premises shall not be used other than as public toilets and office/storage area for use by the Fylingdales Parish Council and shall not be used for any other purpose (including any other purpose in Class B1 of the Schedule to the Town and Country Planning (Use Classes) Order 2010, or in any provision equivalent to that Class in any statutory instrument revoking and re-enacting that Order.
4. All new doors and garage doors hereby approved shall be of a vertical boarded, ledged, braced (and framed) timber design and side hung. Within six months of the date of their installation they shall be coloured dark brown and shall be maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.
5. All new window frames, glazing bars and external door frames shall be of timber construction, painted white within six months of the date of installation and shall be maintained in that condition in perpetuity, unless otherwise agreed in writing with the Local Planning Authority.
6. The rainwater goods utilised in the development hereby permitted shall be coloured black and shall thereafter be so maintained in that condition in perpetuity unless otherwise agreed in writing with the Local Planning Authority.

Continued/Reasons for Conditions



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Mr C M France
Director of Planning

17 AUG 2012
Date:

Town and Country Planning Act 1990

Continuation of Decision No. NYM/2012/0428/FL

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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 NYM Development Policy 3, which seek to conserve and enhance the special qualities of the NYM National Park.
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 (Use Classes) Order 2010 (or in any provision equivalent to that Class in any statutory instrument revoking and re-enacting that Order) and to comply with the provisions of NYM Core Policy A and NYM Development Policy 3, which seek to enhance and conserve the special qualities of the NYM National Park and ensure that development does not have an adverse effect on the amenities of adjoining occupiers.
- 4 to 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 CPI – Community Facilities
 DP3 – Design

Reason for Approval

The proposed development would improve the quality of this community facility and would not have a detrimental impact on the character of the area. The proposal is therefore in accordance with Core Policy I and Development Policy 3 of the North York Moors Local Development Framework and consequently approval is recommended.

Mr C M France
Director of Planning

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17 AUG 2012
Date