

**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 Thompson
c/o Mr D Todd
The Willows
Main Street
Hutton Buscel
Scarborough
North Yorkshire YO13 9LN

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The above named Authority being the Planning Authority for the purposes of your application registered 10 July 2012, in respect of proposed development for the purposes of **construction of single storey side extension at Driftwood, Prospect Field, 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 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. The brickwork and roofing tiles of the development hereby permitted shall match those of the existing building unless otherwise agreed in writing with the Local Planning Authority.

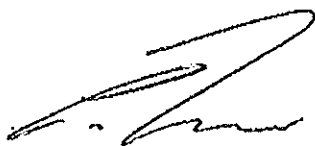
Informative(s)

The applicant is advised that due to the close proximity of the property with Robin Hoods Bay: Maw Wyke to Beast Cliff and North York Moors Site of Special Scientific Interest, this development may provide opportunities to incorporate features into the design which are beneficial to wildlife, such as roosting opportunities for bats and the installation of bird nest boxes. For further advice the applicant is advised to contact Natural England or visit the advice pages of the RSPB website.

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. 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.

Continued/Development Plan Policies



Mr C M France
Director of Planning

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Date: 04 SEP 2012

DecisionApproveAgent

