

**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 D Vasey  
c/o Riverside Design Group  
faò: Mr M McCabe  
Barclays Bank House  
Baxtergate  
Whitby  
North Yorkshire Y021 1BW

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The above named Authority being the Planning Authority for the purposes of your application registered 3 December 2012, in respect of proposed development for the purposes of **construction of single storey extension and 1 no. dormer window to rear roofslope at Tamarind, Church Lane, Fylingthorpe** 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:
 

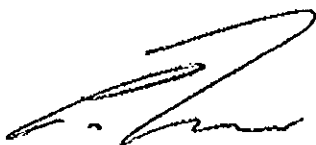
Document Description	Document No.	Date Received
Email from Mike McCabe	Re: Materials	21 December 2012
Proposed floor plans	8646A	3 December 2012
Proposed elevations	8647A	3 December 2013

 or in accordance with any minor variation thereof that may be approved in writing by the Local Planning Authority.
3. All new stonework used in the development hereby permitted shall match that of the existing building including the colour and texture of the stone and the method of coursing and pointing unless otherwise agreed with the Local Planning Authority.
4. The roof tiles utilised in carrying out the development hereby permitted shall match those of the existing building 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 NYM Development Policy 3, which seek to conserve and enhance the special qualities of the NYM National Park.
- 3 & 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.

Continued/Explanation of how the Authority has Worked  
Positively with the Applicant/Agent



Mr C M France  
Director of Planning

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Date: ..... **24 JAN 2013** .....

DecisionApproveAgent

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**Explanation of how the Authority has Worked Positively with the Applicant/Agent**

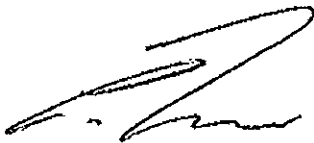
The Authority's Officers have appraised the scheme against the Development Plan and other material considerations and confirmed to the applicant/agent that the development is likely to maintain the economic, social and environmental conditions of the area.

**Development Plan Policies Relevant to the Decision**

Local Development Framework      DP3 – Design  
                                                                                DP19 – Householder Development

**Reason for Approval**

The proposed extensions would be in scale with the host dwelling and not have a detrimental impact on either the character of the street scene or amenities of the occupiers of adjacent dwellings. The proposal would therefore be in accordance with Development Policies 3 and 19 of the NYM North York Moors Local Development Framework.



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Mr C M France  
Director of Planning

24 JAN 2013  
Date .....