

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: Mrs Cath Harland
c/o Mr Paul Ware
24 Westfield Avenue
Newby
Scarborough
North Yorkshire
YO12 6DG

The above named Authority being the Planning Authority for the purposes of your application validated 15 August 2014, in respect of proposed development for the purposes of **extension to rear dormer and replacement conservatory roof at Highview, 60 Iburndale Lane, Sleights** has considered your said application and has **granted** permission for the proposed development subject to the following conditions:

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:

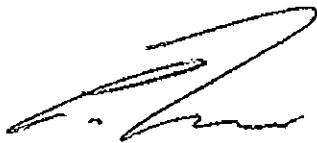
Document Description	Document No.	Date Received
Proposed plan	PAD 614	25 September 2014
E-mail confirming reduction to dormer and lower termination of soil stack	agent	3 October 2013
or in accordance with any minor variation thereof that may be approved in writing by the Local Planning Authority.		

3. 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.
4. The cheeks and front face of the dormer hereby permitted shall be finished in lead, matching stone and/or timber and there shall be no use of uPVC boarding in the development.

Informative

The proposed development lies within a coal mining area which may contain unrecorded mining related hazards. If any coal mining feature is encountered during development, this should be reported to The Coal Authority. Any intrusive activities which disturb or enter any coal seams, coal mine workings or coal mine entries (shafts and adits) requires the prior written permission of The Coal Authority. Property specific summary information on coal mining can be obtained from The Coal Authority's Property Search Service on 08457626848 or at www.groundstability.com

Continued/Reasons for Conditions



Mr C M France
Director of Planning

Date **10 OCT 2014**

For the Rights of Appeal and Notes See Overleaf

Decision Approve

TOWN AND COUNTRY PLANNING ACT 1990

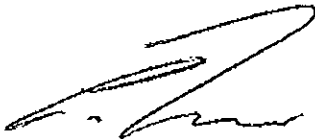
Continuation of Decision No. NYM/2014/0589/FL

Reasons for Conditions

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 the appearance of the development is compatible with the character of the locality and that the special qualities of the National Park are safeguarded.

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.



Mr C M France
Director of Planning

Date **10 OCT 2014**