

**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 David Allen
3 Winston Court
Norton
North Yorkshire
YO17 9BT

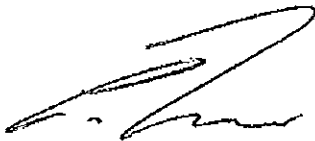
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The above named Authority being the Planning Authority for the purposes of your application validated 13 June 2016, in respect of **formation of access road (retrospective) at land to the rear of High Street, off Egton Lane, Egton** has considered your said application and has **refused** permission for the proposed development for the following reason:

1. The Planning Authority considers that clear visibility of 120 metres cannot be achieved along the public highway from a point 2 metres from the carriageway edge measured down the centre line of the minor/access road and consequently traffic generated by the proposed development would be likely to create conditions prejudicial to highway safety. The development therefore fails to comply with Core Policy A which seeks to deliver only sustainable developments which are of a scale and level of activity that will not have an unacceptable impact on the wider landscape or the quiet enjoyment, peace and tranquillity of the Park, nor detract from the quality of life of local residents or the experience of visitors. Allowing the proposal would mean that the Authority would be failing in its duty and create a new access that would be highly unsafe.

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 conclude that the scheme represents a form of development so far removed from the vision of the sustainable development supported in the Development Plan that no changes could be negotiated to render the scheme acceptable and thus no changes were requested.



Mr C M France
Director of Planning

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8 AUG 2016
Date