

TOWN AND COUNTRY PLANNING ACT 1990
YORKSHIRE DALES NATIONAL PARK AUTHORITY
(Local Planning Authority)

**NOTICE OF DECISION OF PLANNING AUTHORITY ON APPLICATION FOR:
PERMISSION TO CARRY OUT DEVELOPMENT**

To: Mr S Robinson

Decision No: C/71/39A

The above named Authority being the Local Planning Authority for the purposes of your application received on 13/10/2008 for full planning permission for conversion of garage into a family room and erection of double garage at Lynhurst, Skirethorns Lane, Threshfield, SD987638 have considered the said application and have GRANTED permission for the proposed Development subject to the following Conditions:

1. The development hereby permitted shall be begun (as defined by Section 56 of the Town and Country Planning Act 1990) before the expiration of three years from the date of this permission.
2. The development hereby permitted shall be carried out in accordance with the details of the application received at the National Park Office on the 13 October 2008, except as may be varied by written agreement with the Local Planning Authority.
3. The materials to be used as the exterior roof covering of the building(s)/extension(s) hereby permitted shall be of the same kind, dimensions and colour as those existing on Lynhurst at the date of this notice, unless otherwise agreed in writing by the Local Planning Authority.
4. The window frames shall be recessed by a minimum of 100 mm from the external face of the wall in which they are set.
5. The external walls of the building(s), shall be built up in local natural stone laid and pointed to match in type, style and colour the external walls of the existing building at Lynhurst.
6. All rainwater goods and other external pipework, including fixings, shall be coloured black or such other colour as may be agreed in writing by the Local Planning Authority and shall be fixed direct to the masonry of the building using rise and fall brackets or equivalent fixings.

Reason(s):

1. To comply with the requirements of Sections 91-93 of the Town and Country Planning Act 1990.
2. To prohibit the development being carried out in a way that, in the absence of Local Planning Authority assessment and approval, may prove unacceptable and contrary to the public interest.
- 3, 5. In the interests of preserving the existing character and appearance of the surrounding area.

Date:

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4. To ensure that development does not detract from the character and appearance of the original building or its setting.
6. To match the colour which these components have had, traditionally, in the interests of the appearance and character of the locality.

Notes to Applicant:

Reasons for approval: Complies with Policies B14 (extensions and alterations to dwellings) and GP2 (General Design Policy). No significant detriment to the amenity of neighbours or the area. The proposal respects the architectural integrity and character of the existing building and its setting.

NOTE:-

No consent, permission or approval hereby given absolves the applicant from the necessity of obtaining the approval, under the Building Regulations, of the District Council in whose area the site of the proposed Development is situated; or of obtaining approval under any other Bye-Laws, local Acts, orders, regulations and statutory provisions in force; and no part of the proposed development should be commenced until such further approval has been obtained.

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