

**RYEDALE DISTRICT COUNCIL
PLANNING COMMITTEE**

SCHEDULE OF ITEMS TO BE DETERMINED BY THE COMMITTEE

PLANS WILL BE AVAILABLE FOR INSPECTION 30 MINUTES BEFORE THE MEETING

Item Number: 6
Application No: 18/00363/HOUSE
Parish: Westow Parish Council
Appn. Type: Householder Application
Applicant: Mr Philip Dibbs
Proposal: Demolition of existing boundary wall, fence and access gates including gate posts and erection of replacement stone walling, posts and painted timber pedestrian and vehicular gates (revised details to refusal 17/01437/HOUSE dated 18.01.2018)
Location: North Wing Firby Hall Village Streets Firby Malton North Yorkshire YO60 7LH

Registration Date: 23 April 2018 **8/13 Week Expiry Date:** 18 June 2018
Case Officer: Emma Woodland **Ext:** 324

CONSULTATIONS:

Parish Council	Concerns
Highways North Yorkshire	No objection
Public Rights Of Way	Recommend informative

Neighbour responses: No responses received

Overall Expiry Date: 20 May 2018

INTRODUCTION:

This application was the subject of a site inspection held on Wednesday 20th June. Members are asked to refer to the June papers of the Planning Committee for this report.

A copy of the Listing description is appended for information.

RECOMMENDATION: **Approval**

1 The development hereby permitted shall be begun on or before .

Reason: To ensure compliance with Section 51 of the Planning and Compulsory Purchase Act 2004.

PLANNING COMMITTEE

3 July 2018

- 2 The development hereby permitted shall be carried out in accordance with the following approved plan(s):

1193_AR50_02 Rev A.

Reason: For the avoidance of doubt and in the interests of proper planning.

- 3 Prior to the commencement of the development hereby permitted, the developer shall construct on site for the written approval of the Local Planning Authority, a one metre square free standing panel of the external walling to be used in the construction of building. The panel so constructed shall be retained only until the development has been completed

Reason: To preserve the listed building

INFORMATIVE(S)

- 1 No works are to be undertaken which will create an obstruction, either permanent or temporary, to the Public Right of Way adjacent to the proposed development.

Applicants are advised to contact the County Council's Access and Public Rights of Way Manager at County Hall, Northallerton on 0845 8727374 to obtain up-to-date information regarding the line of the route of the way. The applicant should discuss with the Highway Authority any proposals for altering the route.