
91/03(14)

CASE NUMBER: 02/02355/REMAJ
GRID REF: EAST 435760 NORTH 457830

APPLICATION NO.: 6.100.1685.G.REMAJ

LOCATION:

Former Nursery Site Off Halfpenny Lane Knaresborough North Yorkshire

PROPOSAL:

Reserved matters application under Outline permission 6.100.1685.C.OUT for the erection of 175 dwellings with associated hard and soft landscaping, new vehicular access and diversion of Public Right Of Way..(AMENDED SCHEME)

APPLICANT: Halfpenny Lane

The Committee were minded to REFUSE the application on the following basis:-

1. The development will constitute an over development of the site due to the proposed size and massing and the number of three storey units which would be overbearing in this area. The proposed design of the three storey units would be out of keeping with the type, size and character of adjacent property. As a result it is contrary to Harrogate District Local Plan Policies H6 and HD20;
2. Although the density of proposed dwellings is within PPG3 Guidance and complies with Policy H13, it is considered that it should be further reduced;

And it be DEFERRED for further consultation with the CM(P), Chief Solicitor and (if there is a costs issue)DF and brought back to another meeting of the Committee for decision.

(Councillor Andy Wright (Knaresborough Successor Parish Council) and Mr J Blackwell (agent) attended the meeting and spoke to the item under the Council's Opportunity to Speak scheme).

(UNANIMOUS DECISION)