

## HARROGATE BOROUGH COUNCIL

### PLANNING AREA2 DC COMMITTEE – AGENDA ITEM 5: LIST OF PLANS.

DATE: 6 April 2004

<b>PLAN:</b> 13	<b>CASE NUMBER:</b> 03/04540/CON
<b>APPLICATION NO.</b> 6.100.108.P.CON	<b>GRID REF: EAST</b> 434750 <b>NORTH</b> 457100
	<b>DATE MADE VALID:</b> 25.09.2003
	<b>TARGET DATE:</b> 20.11.2003
	<b>WARD:</b> Knaresborough King

James

**APPLICANT:** Mr Leo Campagna

**AGENT:** Woodhall Planning & Conservation

**PROPOSAL:** Conservation Area application for the demolition of restaurant and cottage.

**LOCATION:** Da Mario Restaurant 15 Waterside Knaresborough North Yorkshire HG5 9AZ

## REPORT

### SITE AND PROPOSAL

See Report under companion application 6.100.108.O.FUL.

### MAIN ISSUES

See Report under companion application 6.100.108.O.FUL.

### RELEVANT SITE HISTORY

See Report under companion application 6.100.108.O.FUL.

## CONSULTATIONS/NOTIFICATIONS

### Parish Council

Knaresborough

### Knaresborough Civic Society

See companion application under Representations

### Conservation and Design Section

See companion application under Assessment of Main Issues

## APPLICATION PUBLICITY

**SITE NOTICE EXPIRY:** 31.10.2003  
**PRESS NOTICE EXPIRY:** 31.10.2003

## REPRESENTATIONS

See Report under companion application 6.100.108.O.FUL.

## RELEVANT PLANNING POLICY

PPG1 Planning Policy Guidance 1: General Policy and Principles  
PPG15 Planning Policy Guidance 15: Planning and the Historic Environment  
LPHD01 Harrogate District Local Plan Policy HD1: Statutory list of buildings of special architectural or historic interest  
LPHD03 Harrogate District Local Plan Policy HD3: Control of development in Conservation Areas  
LPA01 Harrogate District Local Plan Policy A1: Impact on the Environment and Amenity

## ASSESSMENT OF MAIN ISSUES

See Report under companion application 6.100.108.O.FUL.

## CONCLUSION

See Report under companion application 6.100.108.O.FUL.

**CASE OFFICER:** Mr R N Watson

## RECOMMENDATION

That the application be REFUSED. Reason(s) for refusal:-

- 1 In the absence of an acceptable scheme for the redevelopment of the site, the loss of the buildings would adversely affect the character of the Conservation Area and would therefore conflict with Policy HD3 of the Harrogate District Local Plan.



