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**Minute 100/03(05)**

**CASE NUMBER:**

**04/00370/FUL**

**GRID REF: EAST 437210 NORTH 470640**

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**APPLICATION NO.:** 6.34.39.B.FUL

**LOCATION:**

Newbuildings Farm Marton Le Moor Ripon North Yorkshire

**PROPOSAL:**

Erection of 1 no. detached dwelling (Site Area 0.125 ha)

**APPLICANT:** Mr A Chester

REFUSED. Reason(s) for refusal:-

- 1 The development proposed does not lie within the built form of the village, it is not infill or small scale rounding off. The proposal is therefore contrary to Policy H6 of the adopted Harrogate District Local Plan and Policy HX of the Selective Alterations.
- 2 The design of the proposed bungalow is poor, being poorly fenestrated and is not in keeping with the character of the nearby properties or the village as a whole, as such the proposal is contrary to Policies HD20, H13 and A1 of the adopted Harrogate District Local Plan.

(UNANIMOUS DECISION)