

34/04 - **LIST OF PLANS:** In accordance with the Scheme of Delegation, the Committee considered the undermentioned plans and applications and made the decisions indicated viz:-

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**Minute 34/04(01)**

**CASE NUMBER:**

**04/03749/FUL**

**GRID REF: EAST 434727 NORTH 460346**

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**APPLICATION NO.:** 6.84.40.D.FUL

**LOCATION:**

Part Of OS Field No 6938, South Of Sunnyside Farm Farnham Knaresborough North Yorkshire

**PROPOSAL:**

Erection of 1 no log cabin for holiday letting use (revised scheme).

**APPLICANT:** Matthew Clark

APPROVED subject to the following conditions:-

- 1 CA05 DEVELOPMENT SHALL BE BEGUN BEFORE ... 28.09.2009
- 2 CC02 DEVELOPMENT IN ACCORDANCE WITH DRAWINGS
- 3 CI01 HOLIDAY USE ONLY
- 4 Prior to the commencement of the development hereby approved, the existing static caravan shall be removed from the site.
- 5 The floor level in the cabin hereby approved shall be 600mm above existing ground level at the application site.
- 6 CL02 LANDSCAPING: DETAILS TO BE APPROVED
- 7 CL04 REPLANTING IF ANY TREES/SHRUBS DIE

Reasons for Conditions:-

- 1 CA05R TO COMPLY WITH SECTIONS 91-94
- 2 CC02R COMPLIANCE WITH DRAWINGS
- 3 CI01R PERMANENT RESIDENTIAL USE UNACCEPTABLE
- 4 In the interests of visual amenity.
- 5 In the interests of residential amenity.
- 6 CL02R SAFEGUARD RIGHTS OF CONTROL/AMENITY
- 7 CL04R SAFEGUARD RIGHTS OF CONTROL/AMENITY

**JUSTIFICATION FOR GRANTING CONSENT:**

In granting permission for this development the local planning authority has taken into account all relevant policies in national Planning Policy Guidance Notes or other statements of Government Policy, Regional Planning Guidance, the local Development

Plan, emerging policy and Supplementary Planning Guidance and Documents approved by the Borough Council for development control purposes, and all other material planning considerations, including those arising from the observations of any statutory or non-statutory consultee and representations from the Parish, Town or City Council and the public about the application. On balance, the local planning authority considers the development would not give rise to any unacceptable consequences for sustainable development and economic development; social inclusion; protection of the environment; and prudent use of resources or other public interests of acknowledged importance.

(Councillor Smith declared a personal interest in this item as the applicant was known to him but, on the basis that the interest was not prejudicial, he remained in the meeting and took part in the discussion and vote thereon).

(UNANIMOUS DECISION)