
Minute 45/04(08)

CASE NUMBER:

04/04232/CON

GRID REF: EAST 435150 NORTH 457040

APPLICATION NO.: 6.100.1309.I.CON

LOCATION:

2 Park Place Knaresborough North Yorkshire HG5 0ER

PROPOSAL:

Conservation Area application for the demolition of existing ground floor shop and first floor flat.

APPLICANT: Mr M White

APPROVED subject to the following conditions:-

- 1 CA05 DEVELOPMENT SHALL BE BEGUN BEFORE ... 26.10.2009
- 2 CC03 DEV IN ACCORD WITH DRAWINGS/CONDITIONS
- 3 CM01 NO DEMOLITION BEFORE CONTRACT FOR REDEV

Reasons for Conditions:-

- 1 CA05R TO COMPLY WITH SECTIONS 91-94
- 2 CC03R TO SECURE SATISFACTORY IMPLEMENTATION
- 3 CM01R VISUAL AMENITY

JUSTIFICATION FOR GRANTING CONSENT:

In granting Conservation Area Consent the local planning authority has taken into account all material matters relating to the building's contribution to the architectural or historic interest of the area and the wider effects of alterations extension or demolition, 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 the observations of any statutory or non-statutory consultee, Amenity Society and representations from the Parish, Town or City Council and the public about the application. On balance, the local planning authority considers the proposal would not give rise to any unjustified consequences for the character and appearance of the Conservation Area.

(Councillors Hawkins and Smith both declared personal interests in this item as Members of Knaresborough Town Council but, on the basis that the interests were not prejudicial, they remained in the meeting and took part in the discussion and vote thereon).

(UNANIMOUS DECISION)