
Minute 6/05(01)

**CASE NUMBER:
05/01314/FUL**

GRID REF: EAST 434826 NORTH 458571

APPLICATION NO.: 6.94.75.A.FUL

LOCATION:

Land At Grid Ref434826/458571 North Of Applegarth The Green Scriven
Knaresborough North Yorkshire

PROPOSAL:

Erection of 1 detached dwelling (revised scheme) (site area 0.05ha).

APPLICANT: Mr And Mrs Dowbiggin

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

1. The proposal would not have an adverse effect on the character and appearance of the approach into Scriven, and ultimately Knaresborough, thereby according with Policy HD16 of the Harrogate District Local Plan.
2. The proposed dwelling would not be highly visible or prominent when viewed from the approach from the north and it would not, therefore, have an adverse effect on the character and appearance of the Conservation Area, being in accordance with Policies HD3, HD16 and A1 of the Harrogate District Local Plan. A Tree Preservation Order to be sought to cover the trees in the quarry area to the north of the application site.
3. The access to this site is considered suitable for the level of traffic that would be generated by the proposal, with the visibility at the junction of the driveway with The Green satisfying highway standards. The proposal therefore accords with Policies T1 and A1 of the Harrogate District Local Plan; and

It be DEFERRED for consultation with the CM(P), Chief Solicitor and (if appropriate) DF and brought back to another meeting of the Committee for decision.

(Councillor Hawkins declared an interest in this item, as a Member of Knaresborough Town

Council but, on the basis that the interest was not prejudicial, he remained in the meeting and participated in the debate and vote thereon).

(Ms N Bamford (agent) and Mrs E Dowbiggin (applicant) who both shared the allotted time

attended the meeting and spoke to the item under the Council's Opportunity to Speak Scheme).

(Eight Members voted in favour of the motion with one abstaining).