

RICHMOND (YORKS) AREA PLANNING COMMITTEE
SUPPLEMENTARY TO COMMITTEE REPORTS

10 April 2025

Agenda Item	Application number and Division	Respondent	<u>Item/Matter</u>	<u>Officer Comments</u>
3	ZB24/01785/REM Northallerton		<p><u>Amended & Additional Plans:</u> The following amended and additional plans have been subsequently uploaded to Public Access after the publication of the Committee Agenda:</p> <ul style="list-style-type: none"> • [Amended] Single Garage – Planning Drawing (SG:PD) • [Amended] Double Single Garages – Planning Drawing (DSG:PD) • [Amended] Material Layout (02 Rev.H) • [Amended] Boundary Treatments (05 Rev.A) • [Additional] Delmont Housetype Plan (L255801V) • [Additional] Sales Office / Double Single Garages – Planning Drawing (SDG:PD:64) • [Additional] Substation General Arrangement Plan (GTC-E-SS-0012_R2-1_1_of_1) <p>NB – Copies of the amended plans are available for Members to view via Public Access using the link below: Planning Documents</p>	<p>Plans SG:PD & DSG:PD supercede the originally submitted single and double garage plans: HA01:G:01 & HA01:G:02. Alterations relate to the provision of optional pedestrian doors and amendment to the plan references.</p> <p>The amended Material Layout (Rev.H) provides further detail/amendment re: the external materials to be used.</p> <p>The amended Boundary Treatments Plan (Rev.A) has included additional detail re: some of the</p>

			<p><u>Amended and Additional Conditions:</u> The following conditions are recommended to be amended, added or omitted in relation to those listed in Section 12 of the Officer Report:</p> <p><i>Amendment to Condition 1 (Plan List)</i></p> <p>1. The development shall be undertaken in accordance with the following plans:</p> <p>a) Planning Layout : HA01:0 Rev F b) Planning Layout (Colour) : HA01:00 Rev F</p>	<p>kick rail design to address the Designing Out Crime Officer's comments/recommendations and to remove the requirement for condition 6.</p> <p>The additional 'Delmont' housetype plan, substation general arrangement plan and garage/sales office plan provide specific details/plans in relation to buildings as shown on the revised site layout plan that were not previously uploaded to Public Access.</p> <p>Condition 1 is updated to include the aforementioned amended/additional plans (and remove earlier versions of the</p>
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			<ul style="list-style-type: none"> c) Boundary Treatment Layout : HA01:01 Rev F d) Material Layout : HA01:02 Rev H e) Boundary Treatment Details : HA01:05 Rev A f) Detailed Landscape Proposal Sheet 1 : 4096/1 Rev G g) Detailed Landscape Proposal Sheet 2 : 4096/2 Rev G h) Detailed Landscape Proposal Sheet 3 : 4096/3 Rev G i) Single Garage : HA01:G:01 Rev – 808XXX:SG:PD Rev – j) Double Garage : HA01:G:02 Rev –808XXX:DSG:PD Rev – k) Double (Sales) Garage : 808XXX:SDG:PD:64 Rev – l) Baymont : HA01:BAY:01 Rev – m) Chilton & Denton : HA01:CHI:DEN:01 Rev – n) Clayton : HA01:CLA:01 Rev – o) Crosswood : HA01:CRO:01 Rev – p) Denford : HA01:DENF:01 Rev – q) Denton : HA01:DEN:01 Rev – r) Fordwood Brick : HA01:FOR:01 Rev - s) Fordwood Part Stone : HA01:FOR:02 Rev - t) Harding Plans : HA01:HAR:01 Rev - u) Harding Elevations : HA01:HAR:02 Rev- v) Lockton : HA01:LOC:01 Rev – w) Lockton & Baymont : HA01:BAY:LOC:01 Rev - x) Redmont : HA01:RED:01 Rev – y) Delmont : L255801V z) Linton : L365801V aa) Engineering Feasibility : 0014-QD-XX-DL-DR-C-00-01 Rev P06 bb) Levels Feasibility Sheet 1 : 0014-QD-XX-DL-DR-C-00-02 Rev P05 	<p>of superceded plans) as well as adding individual housetype plans not specifically referenced in the plan list of condition 1 in Section 12 of the Officer Report.</p>
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			<p>cc) Levels Feasibility Sheet 2 : 0014-QD-XX-DL-DR-C-00-03 Rev P06 dd) Longsections : 0014-QD-XX-DL-DR-C-00-04 Rev P01 ee) Substation General Arrangement Plan : GTC-E-SS-0012_R2-1_1_of_1</p> <p>Reason: In order that the development is undertaken in a form that is appropriate to, and compatible with, the character and appearance of its surroundings as a whole, in accordance with the Local Plan Policies S1, E1 and E7.</p> <p><i>Additional Wording to the Reason for Condition 4 (Waste Storage & Management)</i></p> <p>Reason: To ensure that adequate and conveniently located waste and recycling provision is made for the development in accordance with Local Plan Policy E2.</p> <p><i>Removal of Condition 6 (Designing Out Crime /Kick Rail Specification)</i></p> <p>6. Upon installation, the sections of 450mm high timber kick rail fence shown on the knee rail fence as shown on [Revised] Proposed Boundary Definition Plan at Plots 28 and 109 shall be designed to taper down to ground level where it adjoins the 2m high fencing to prevent the kick rail fence being used as a</p>	<p>Reason for condition 4 is incomplete in Section 12 of the Officer Report.</p> <p>Condition 6 is no longer necessary as the matter is now dealt with on amended Boundary Treatment Layout : HA01:01 Rev F.</p>
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			Section 12 of the Officer Report and as updated in the Update List.'	therefore updated accordingly.
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