

Paul Martinson [via email]

Planning

Yorkshire Dales National Park Authority

2 December 2020

Comment on Planning Application: R/58/96 Land to rear of Reading Room, Thoraby

Full planning permission for construction of 1 No. local occupancy dwelling and provision of parking area

Dear Mr Martinson

We have two main concerns about this proposal.

One is the unsatisfactory arrangement for parking. Allocating a space some distance from the dwelling, adjacent to an open village green, may well cause problems in the middle of the village, and encourage ad hoc parking on the green, if the space is used. It is more likely that occupants will endeavour to park on the road closer to the property, leading to congestion problems on the narrow road there.

Our second concern is the overdevelopment of the site. The building is sited with gaps of just 1m. between it and the enclosing walls on two sides. The outdoor area is extremely limited, and yet this is a 3-bedroom house, likely to attract families, but without adequate external space to accommodate them.

This development should only go ahead if a more effective solution to parking can be found, and we would ask that the relationship of building to available space is reconsidered.

Yours sincerely

Dr Malcolm Petyt, Chair, Policy and Planning Committee

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