

INFORMATION LEAFLET



JohnsonMowat
Planning & Development Consultants

Dear Residents,

This leaflet is to inform you of the intention of Jack Lunn (Properties) Ltd to submit, in the near future, a Full Planning Application on Land off Main Street, Staveley for the erection of 13 dwellings to Harrogate Borough Council. Of these, 5 dwellings will be affordable in line with local policy.

It is the intention to build 1no. 1 bed house, 3no. 2 bed houses, 3no. 3 bed houses, 4no. 4 bed houses and 2no. 5 bed houses in a style and material which reflects the local character.

Location Plan



A design led approach to the development proposals has been taken with the overall layout and density responding to the sensitivities of the adjacent Conservation Area and open countryside.

The proposals will look to retain existing boundary hedgerows and trees. Additional hedgerow and boundary planting will also be incorporated into the scheme through a landscaping plan.

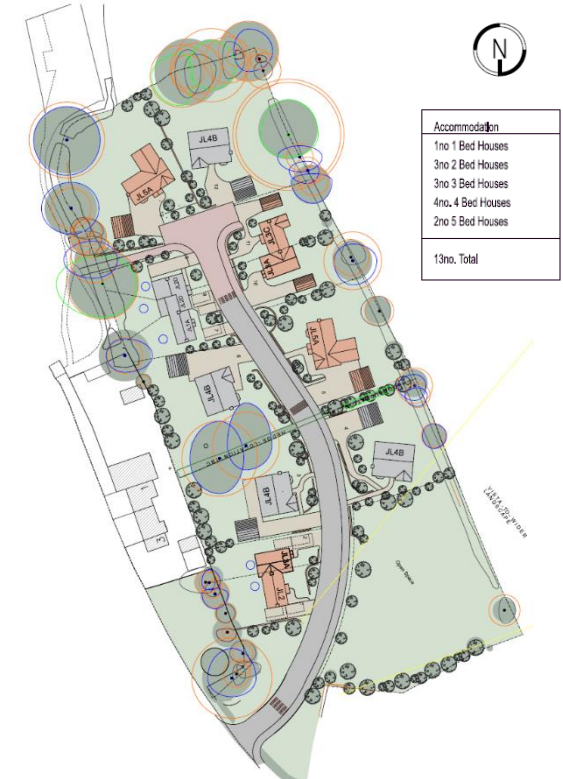
The planning application incorporates a large area of Public Open Space (POS) which is located to maintain views through the site to the wider countryside from the development access.

The application will shortly be submitted to the Council and will be supported by a suite of technical documents including Design and Access Statement, Highways Statement, Tree Survey, Flood Risk and Drainage Strategy, Ecology Survey and Ground Investigation Report.

Copies of the development proposals can be found on the Johnson Mowat website as follows:
www.johnsonmowat.co.uk/consultations

Should you have any questions, comments or feedback about the development proposals, please do not hesitate to contact hello@johnsonmowat.co.uk or submit the online feedback form available on the website. We request that any comments are provided by 22nd May 2019.

Land off Main Street, Staveley



Accommodation
1no 1 Bed Houses
3no 2 Bed Houses
3no 3 Bed Houses
4no. 4 Bed Houses
2no 5 Bed Houses
13no. Total

