Comments from Appleby Parish Council in respect of PA/2018/1665

This application is outside of the development boundary for Appleby, however, the application does meet the requirements of the **Appleby Neighbourhood Plan.** Particularly, Policies **AP2, Design Principals** where appropriateand **AP3** section b), also the relevant sections of **AP6 Redevelopment of Redundant Buildings.**

The county planners have imposed conditions already via the HER report from the last application. It appears that the application itself has tried to mitigate any problems that may be raised before it was submitted. The application is will founded with very precise drawings.

The AP6 Policy is generally directed towards commercial developments, but, as it would appear that due to lack of interest for commercial development, a dwelling would provide the retention of the character, if not the purpose, of the existing building, and this is also a consideration of **AP6** . As an additional dwelling to the site, consideration should be given to provision of high speed internet access.

**AP11 Natural Environment** is well covered by the Ecological Survey included in the application.

The consideration to preservation of the Heritage aspect of the existing buildings is a positive aspect of the development, even though the site is not within the Conservation Area. It does conform to the Parish Design Statement included in the Appendices of the Neighbourhood Plan.