

WAYS TO GET IN TOUCH

We are writing to consult with residents and other stakeholders about proposals for a residential development at Church Farm, Bishop Monkton. We are interested in listening to the views of the community to help us shape development at the site. A copy of this information leaflet and a site location plan are already available online at www.elgplanning.co.uk/consultation.

We would welcome your comments on the proposed development.

There are four ways in which you can make your views known:

1. Complete and submit the electronic form available at: www.elgplanning.co.uk/contact
2. Write to us at: **ELG Planning, 55 Coniscliffe Road, Darlington, Co. Durham, DL3 7EH**
3. Send an email to: **consultation@elgplanning.co.uk** leaving your name and address along with your comments
4. Comment via Twitter (**[@elgplanning](https://twitter.com/elgplanning)**) or LinkedIn (search **ELG Planning**)

We would welcome any comments on the proposals by Wednesday 3rd March 2021 at the latest.

Please Note

This community involvement exercise has been commissioned by our client to inform the public of an imminent planning application. It will not replace the normal consultation exercise undertaken by Harrogate Borough Council when dealing with any formal planning application.

COMMUNITY CONSULTATION



PROPOSED RESIDENTIAL DEVELOPMENT Land at Church Farm, Bishop Monkton

ELG

- 01325 469 236
- consultation@elgplanning.co.uk
- www.elgplanning.co.uk/consultation
- [@elgplanning](https://twitter.com/elgplanning)
- [elgplanning](https://www.linkedin.com/company/elgplanning)

February 2021

DEVELOPMENT PROPOSALS

ELG Planning are in the process of preparing a planning application for submission to Harrogate Borough Council on behalf of Kebbell Homes for 28 dwellings at Church Farm, Bishop Monkton. The site is allocated in the Local Plan as housing allocation BM3 for 32 dwellings.

Key features of the proposals:

- A mix of 28 no. 2, 3, 4 and 5-bed family homes, with a 40% provision of affordable housing;
- Dedicated off-street parking for each dwelling in the form of driveways and/or garages, and additional spaces allocated for visitors;
- High-quality, distinctive materials used throughout the development which has been designed to be sympathetic and reflect the existing character of Bishop Monkton;
- Pedestrian link to village to be provided; and
- Existing site access from Knaresborough Road to be utilised.



Proposed Site Layout Plan