

NYMNP

16/05/2019

From: Bell Snoxell Building Consultants  
Date: 16/05/2019 14:05 (GMT+00:00)  
To: Hilary Saunders <h.saunders@northyorkmoors.org.uk>  
Cc: David Graham Catherine Garbutt

Subject: Re: Wilf Noble planning applications

Afternoon Hilary,

Following our conversation regarding the application I pleased to put forward a number of revisions. These are set out below under titles which reflect the key points:

### **SIGNAGE**

- Signage to be reduced in height from 5m to 4m
- Lighting to remain but only be operational during business hours which are 6.45AM to 5.30PM. This is as opposed to 24 hours.
- Recent permission granted for sign 5.5m in height at Millbry Hill on the main road. Applicants rightly feel a reduction to 3m would be unfair.

### **STORAGE & SHOW CASING OF PRODUCTS**

- This is to be excluded from the revised plans as per your feedback.

### **HARD SURFACING**

- Area around sign to see plans changed to show a grass strip from the pavement verge of around 3m
- Remaining section to the rear of the sign to be laid to angular gravel giving a low maintenance permeable surface. This will have no noticeable impact on the wider landscape or street scene.

### **HEDGES**

- This aspect of the application appears to be the most contentious. It is the most important item to the Applicants as it has a direct and significant bearing on Health and Safety.
- Advice from the NYMNP Ecologist Elspeth Ingleby was:  
***'supplementary planting can be made to compensate for hedging removed in order to ensure no overall loss of biodiversity. New planting should be as close to existing hedges as possible (for example behind the location of the proposed***

***sign). Supplementary planting should be of native species wherever possible'***

- The advice from the Ecologist has been broadly adopted in the current plans with a replacement section of hedge in close proximity.
- Past applications has seen extensive planting to the east and south around the Wilf Nobles site. These areas now provide important habit and are have a real positive impact in the landscape as the trees mature.
- The entire scheme with better vehicle circulation, parking, gates and signage will be diminished if visibility at the junction is not improved. Removing part of the hedge is critical.
- Wilf Nobles own in house Health and Safety officer has identified the junction and need for improved visibility as a matter of upmost importance. This is not only for those using the site but for general road users passing by. The line of visibility works both ways.
- The current plans illustrate a length of hedging to be removed of approximately 13.5m. Would the National Park consider a reduction in the loss to 8m (from the corner of the junction where kerbs are to be improved) with supplementary hedge planting of approximately 14 (supplementary planting as already shown).
- The removal of the hedging will have some impact but this is not considerable. The scheme will deliver a real and noticeable enhancement of the entrance compared to the existing and improve safety.

Attached is:

- PDF plan as a guide to the above points before more accurate plans are produced.
- Revised signage plan

I look forward to your response.

Regards

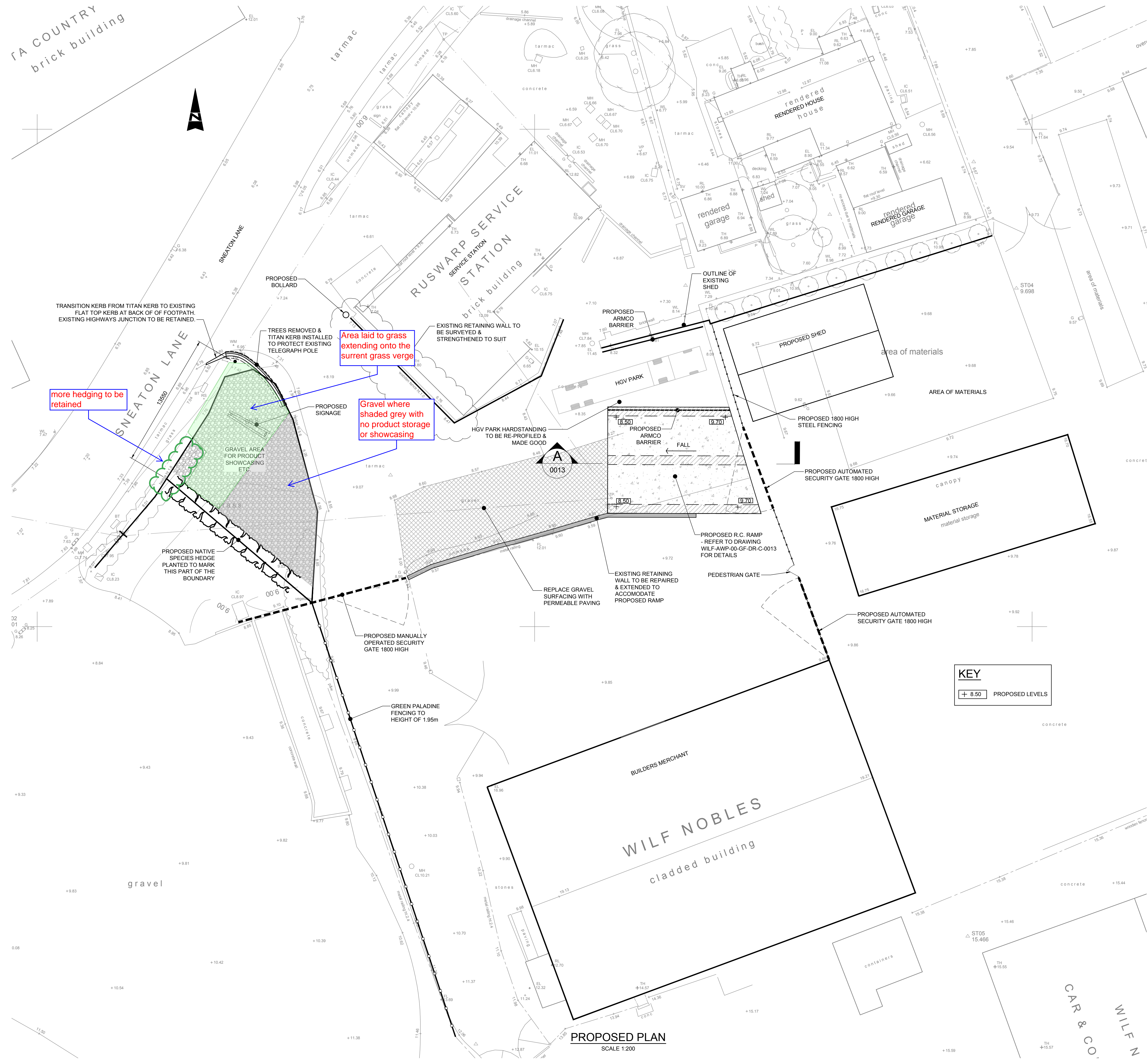
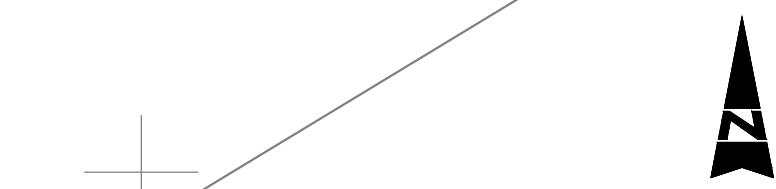
Louis

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FA COUNTRY  
brick building



TRANSITION KERB FROM TITAN KERB TO EXISTING FLAT TOP KERB AT BACK OF FOOTPATH. EXISTING HIGHWAYS JUNCTION TO BE RETAINED.

more hedging to be retained

Area laid to grass extending onto the current grass verge

Gravel where shaded grey with no product storage or showcasing

TREES REMOVED & TITAN KERB INSTALLED TO PROTECT EXISTING TELEGRAPH POLE

EXISTING RETAINING WALL TO BE SURVEYED & STRENGTHENED TO SUIT

HGV PARK HARDSTANDING TO BE RE-PROFILED & MADE GOOD

0013

REPLACE GRAVEL SURFACING WITH PERMEABLE PAVING

EXISTING RETAINING WALL TO BE REPAIRED & EXTENDED TO ACCOMMODATE PROPOSED RAMP

PROPOSED R.C. RAMP - REFER TO DRAWING WILF-AWP-00-GF-DR-C-0013 FOR DETAILS

PEDESTRIAN GATE

PROPOSED AUTOMATED SECURITY GATE 1800 HIGH

KEY  
+ 8.50 PROPOSED LEVELS

PROPOSED MANUALLY OPERATED SECURITY GATE 1800 HIGH

GREEN PALADINE FENCING TO HEIGHT OF 1.95m

PROPOSED PLAN  
SCALE 1:200

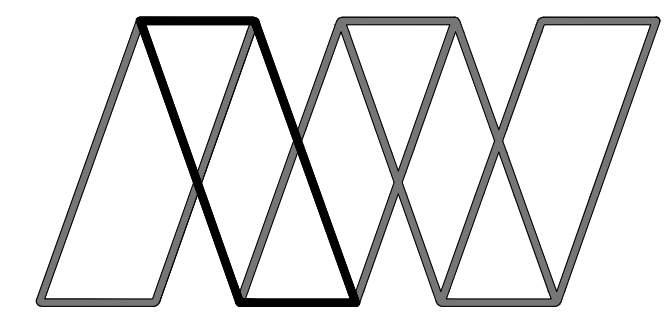
- NOTES:
1. THESE NOTES ARE INTENDED TO AUGMENT DRAWINGS AND SPECIFICATIONS. WHERE CONFLICT OF REQUIREMENTS EXIST THE ORDER OF PRECEDENCE SHALL BE AS SHOWN IN THE SPECIFICATION, OTHERWISE THE STRICTEST PROVISION SHALL GOVERN.
  2. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT ENGINEERS AND ARCHITECTS DRAWINGS.
  3. DRAWINGS NOT TO BE SCALED. ALL DIMENSIONS TO BE CHECKED ON SITE BY THE CONTRACTOR. ANY DISCREPANCIES TO BE NOTIFIED TO THE ENGINEER AND FURTHER INSTRUCTIONS OBTAINED BEFORE WORK IS COMMENCED.
  4. THE STRUCTURE IS DESIGNED TO BE SELF-SUPPORTING AND STABLE AFTER THE BUILDING IS FULLY COMPLETED. IT IS THE CONTRACTORS SOLE RESPONSIBILITY TO DETERMINE THE ERECTION PROCEDURE AND SEQUENCE AND ENSURE THAT THE BUILDING AND ITS COMPONENTS ARE SAFE DURING ERECTION. THIS INCLUDES THE ADDITION OF WHATEVER TEMPORARY BRACING, GUYS OR TIE-DOWNS WHICH MAY BE NECESSARY. SUCH MATERIAL REMAINING THE PROPERTY OF THE CONTRACTOR ON COMPLETION, AND FOR ENSURING THAT THE WORKS AND ANY ADJACENT PROPERTIES ARE SAFE IN THE TEMPORARY CONDITION.

TOPOGRAPHICAL SURVEY TAKEN FROM CT SURVEYS DRAWING No S 4343JB-01, 02, 03

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16/05/2019

AMENDED

P2	ENTRANCE AREA AMENDED TO COMMENTS RECEIVED	29.03.19	KPD	PS	
P1	FIRST ISSUE	25.01.19	JPM	PS	--
Rev	Description	Date	By	Chk	App



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Project:	Proposed Extension At Wilf Noble Building Supplies, Ruswarp				
Client:	Wilf Noble Building Supplies Ltd.				
Drawing:	Proposed Site Layout				
Role:	Structural Engineer				
Drawing Status:	PLANNING				
Job no.	35127				
Scale@ A1:	As Shown				
Rev.	P2				
Project Originator	Volume	Level	Type	Role	Number
WILF - AWP - 00 - GF - DR - S - 0012					

DRAWING TO BE READ IN CONJUNCTION WITH WILF-AWP-00-GF-DR-S-0013

Client **Wilf Noble**  
File name **Planning submission**  
Date **16.05.2019**

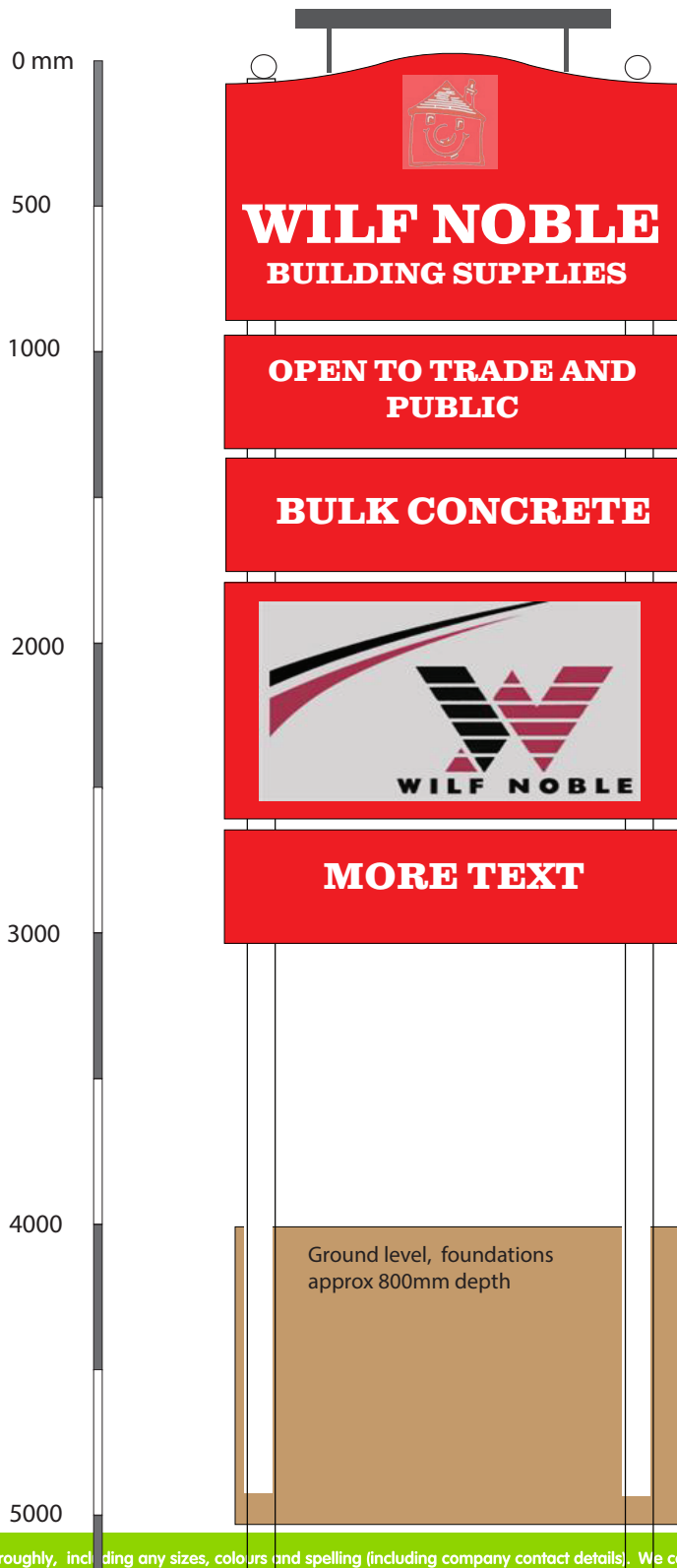
Job No **REF 1551**  
Designer **DJL**

Signed \_\_\_\_\_  
Print Name \_\_\_\_\_  
Date \_\_\_\_\_

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AMENDED



Please check the artwork thoroughly, including any sizes, colours and spelling (including company contact details). We cannot be held responsible for any artwork errors once the job has been approved.