

**North York Moors National Park Authority**

**Internal Memorandum**

To: Mr Chris France (Director of Planning)

From: Mr Christopher Knowles

File Ref: NYM/2018/0611/FL

**Application for erection of timber fenced refuse store at Boggle Hole Youth Hostel, Mill Bank, Mill Beck, Fylingthorpe**

**For: YHA (England & Wales) Ltd, fao: Mr Paul Dennis, Trevelyan House, Dimple Road, Matlock DE4 3YH**

I enclose for your attention the file relating to the above planning application which was **approved** by the Planning Committee on 18 July 2019, subject to **an additional landscaping and planting condition**.

In order to reduce the visual impact of the proposed scheme on the locality, Members requested a condition requiring additional landscaping, in the form of climbers, be added to the decision. Condition 13 and an associated reason have therefore been added to the decision as follows.

**Approval** subject to the conditions listed on the Committee Report and the following additional condition:

13. LNDS00 Prior to the development being brought into use details of a landscaping scheme for the site shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall provide for native climbing species along the northern, southern and western elevations together with any measures for managing/reinforcing these and shall specify plant species, sizes and planting densities for the new areas of planting. The approved details shall be carried out no later than the first planting season following the completion of the development, or in accordance with a programme agreed by the Local Planning Authority. The approved landscaping scheme shall be maintained in perpetuity unless otherwise agreed in writing by the Local Planning Authority.

Reason for additional condition:

13. LNDS00 In order to comply with the provisions of NYM Development Policy 3 which seeks to ensure that new development incorporates a landscaping scheme which is appropriate to the character of the locality.

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Based on the discussions at the meeting, it is recommended that condition 4 is amended to tighten the control of bins across the rest of the site. The amended condition now reads as follows:

4. RSU000 No bins shall be stored for the purposes of Boggle Hole Youth Hostel elsewhere on land within their control/ownership.

Condition 6 is amended to comply with the approved plans which show vertical timber boarding rather than horizontal as previously stated:

6. MATS00 The timber fence surrounding the refuse store shall be finished with untreated vertical timber boarding and shall thereafter be so maintained unless otherwise agreed in writing by the Local Planning Authority

I should be pleased if you would approve the issue of the decision notice.

Signed: Mr Chris France

Date: 18/07/2019