

NYMNPA

20/02/2020

From: Tim Harrison
Sent: 20 February 2020 11:14
To: Megan O'Mara

Subject: FW: NYM/2019/0874/LB & NYM/2019/0870/FL The Woodlands, Sleights, Whitby --
Proposed roof lights.
Importance: High

Dear Megan,

With regard to your as letter attached you may be aware that Cheryl Ward is on holiday this week but that she and I have contact regarding various joint projects and applications with this being one of them.

Therefore we would like to respond to the matters you have raised and make the following points :

1. As you will be aware this application seeks to make use of the former lift shaft which in itself forms an under-used space within the building and therefore to ensure the positive use of this space then the two new openings in the form of small rooflights and should be balanced against this optimum viable use.
2. Regrettably the suggestion that a large flat rooflight be incorporated into the flat roof element of Apartment 11 is not feasible as this roof is directly over the lounge and bedrooms and not the lift shaft or adjacent kitchen.
3. The proposal regarding the use of the former lift shaft and installation of two small conservation rooflights will not result in any further requests for rooflights or alterations to the elevations in relation to Apartment No 11.

4. It is understood that the symmetry which was referred to in previous correspondence is very important to this elevation and the host property. Therefore this proposal now shows the two small conservation rooflights suggested in your letter which are 2 no. cast-iron rooflights ref CR07-2 463mm wide x 622mm high with a viewable glass size of 263 x 462mm from the Rooflight Company, who are a manufacturer widely considered acceptable for use in Listed buildings within the National Park.
5. The symmetry of these proposed smaller rooflights combined with the reduction in height and dark grey / black frames ensures that they are unseen above the castellated parapet wall around the flat roof area of the apartment. As a result the visual impact is virtually zero when viewed from the adjacent grounds and absolutely minimal when viewed from distance.
6. Given that the initial submission consisted of one rooflight at 780mm wide x 980mm high plus a sun tube at 460mm square the reduction in size of the rooflight can be seen to be very significant in that this equates to around 33.3%. This reduction combined with the replacement of the sun tube with a matching smaller rooflight provides the symmetry which was previously requested.

Therefore we would request that given the extent to which we have worked to meet your comments and advice, which is now reflected in the revised drawings as attached, please will you consider a recommendation for approval of this application.

Thank you for your assistance.

Kind regards,

Tim Harrison and Cheryl Ward

NYMNPA

20/02/2020

----- Forwarded message -----

From: "**Megan O'Mara**" <m.omara@northyorkmoors.org.uk>
Date: Mon, Feb 17, 2020 at 12:30 PM +0000
Subject: NYM/2019/0874/LB & NYM/2019/0870/FL The Woodlands
To: "

Dear Mrs Ward

Please find attached a letter regarding the above matter.

Yours sincerely

Megan O'Mara
Planning Officer, Development Management

North York Moors National Park Authority
The Old Vicarage, Bondgate, Helmsley, YORK, YO62 5BP
t: 01439 772700
e: planning@northyorkmoors.org.uk
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Normal Working Hours:

Mon to Fri - 9:00am to 5pm



North York Moors
National Park

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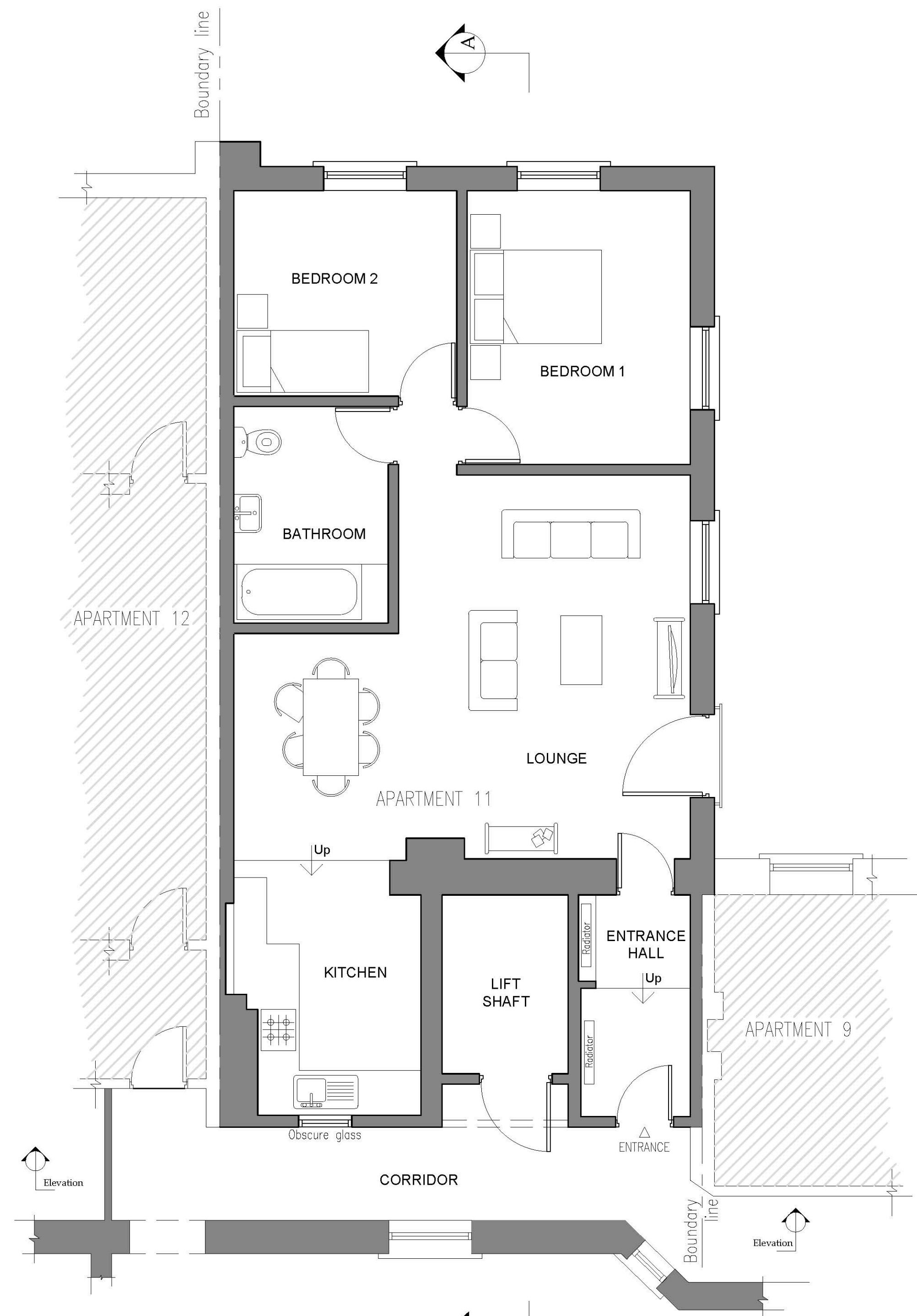
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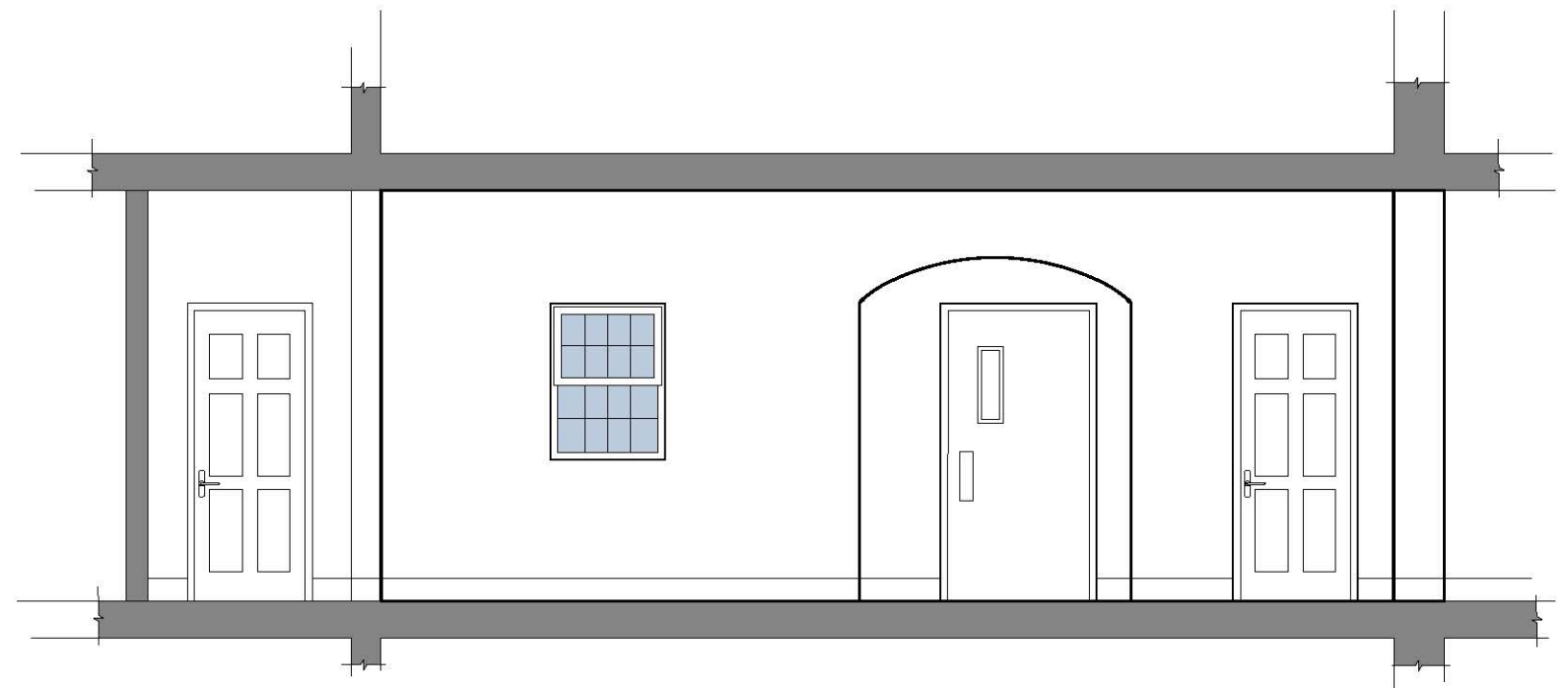
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20/02/2020

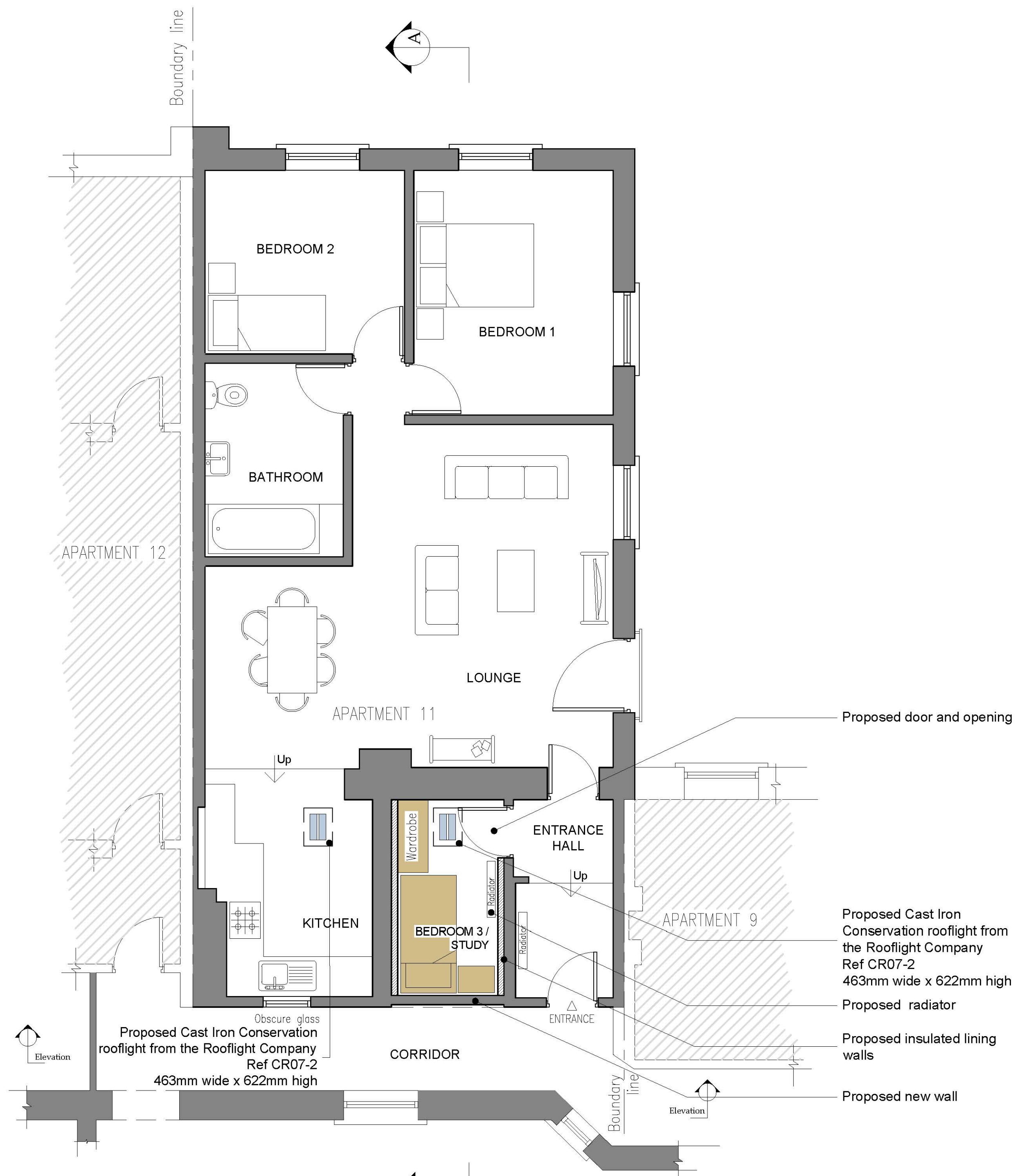
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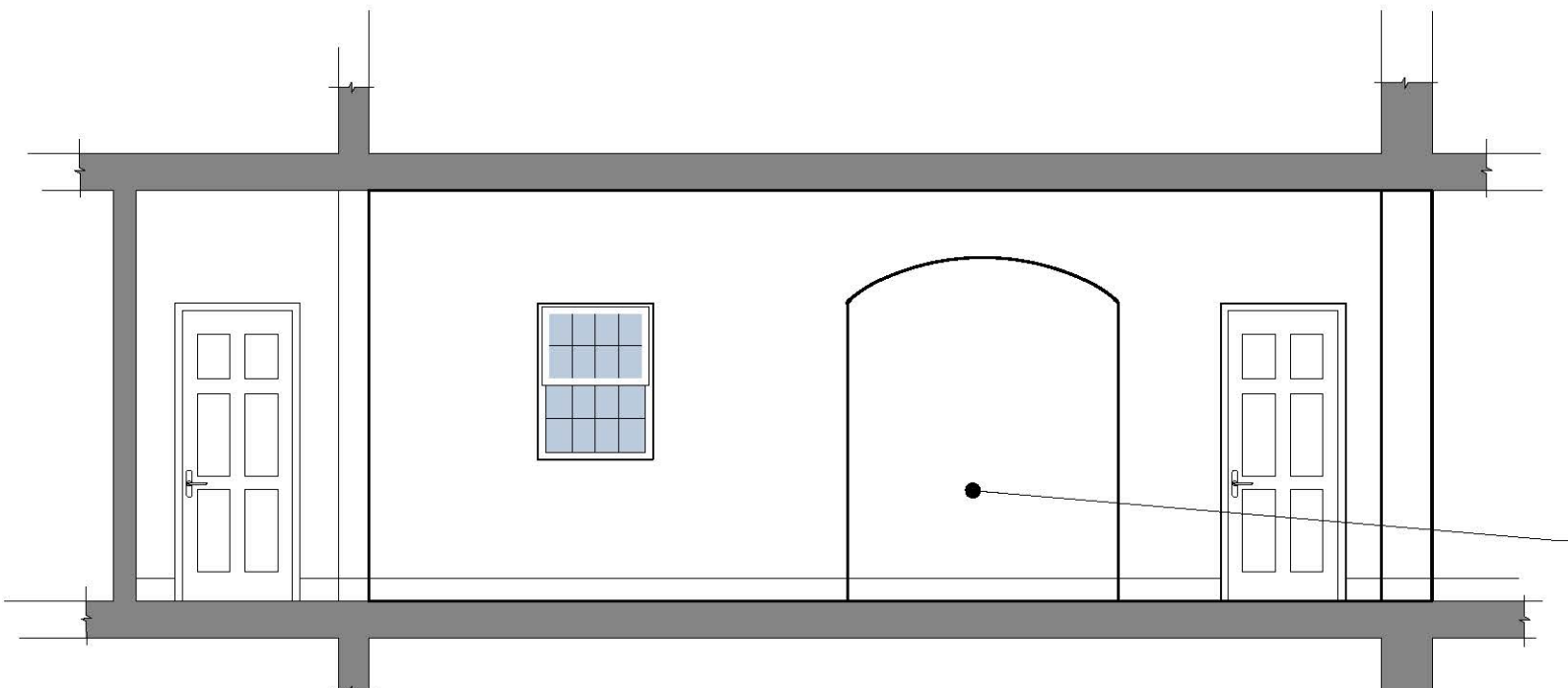
Existing: Floor Plan 1:50 @ A1



Existing: Elevation 1:50 @ A1



Proposed: Floor Plan 1:50 @ A1



Proposed: Elevation 1:50 @ A1

- Proposed door and opening
- Proposed Cast Iron Conservation rooflight from the Rooflight Company Ref CR07-2 463mm wide x 622mm high
- Proposed radiator
- Proposed insulated lining walls
- Proposed new wall

REV	DATE	BY	AMENDMENT
H	19.02.20	MK	Roof light revised
G	06.02.20	MK	Roof light revised
F	06.01.20	MK	Proposed wall revised
E	23.12.19	MK	New wall revised
D	23.12.19	MK	Proposal revised
C	20.12.19	MK	Layout revised
B	05.11.19	MK	Elevations added
A	05.09.19	MK	Notes added

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Alry Hill Manor, Waterstead Lane,
 Whitby, N. Yorks. YO21 1QB.

CLIENT: Mr J. & Mrs E. Ransford

PROJECT: Flat 11, The Woodlands Sleights, YO21 1RY

Drawing: Existing and Proposed Floor Plan

DRAWING STATUS: Preliminary

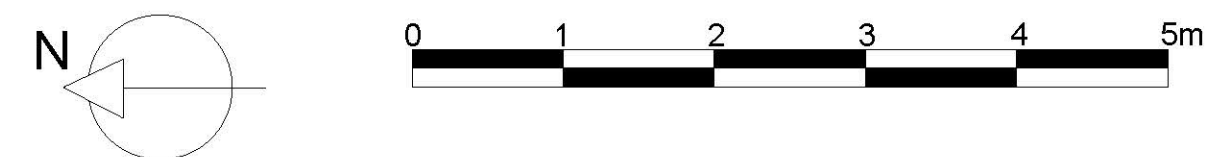
DRAWN: Marie Kay CHECKED: TH

SCALE @ SIZE: 1:50 @ A1 DATE: 05.09.2019

DRAWING No: D11613-03 REV: H

AMENDED

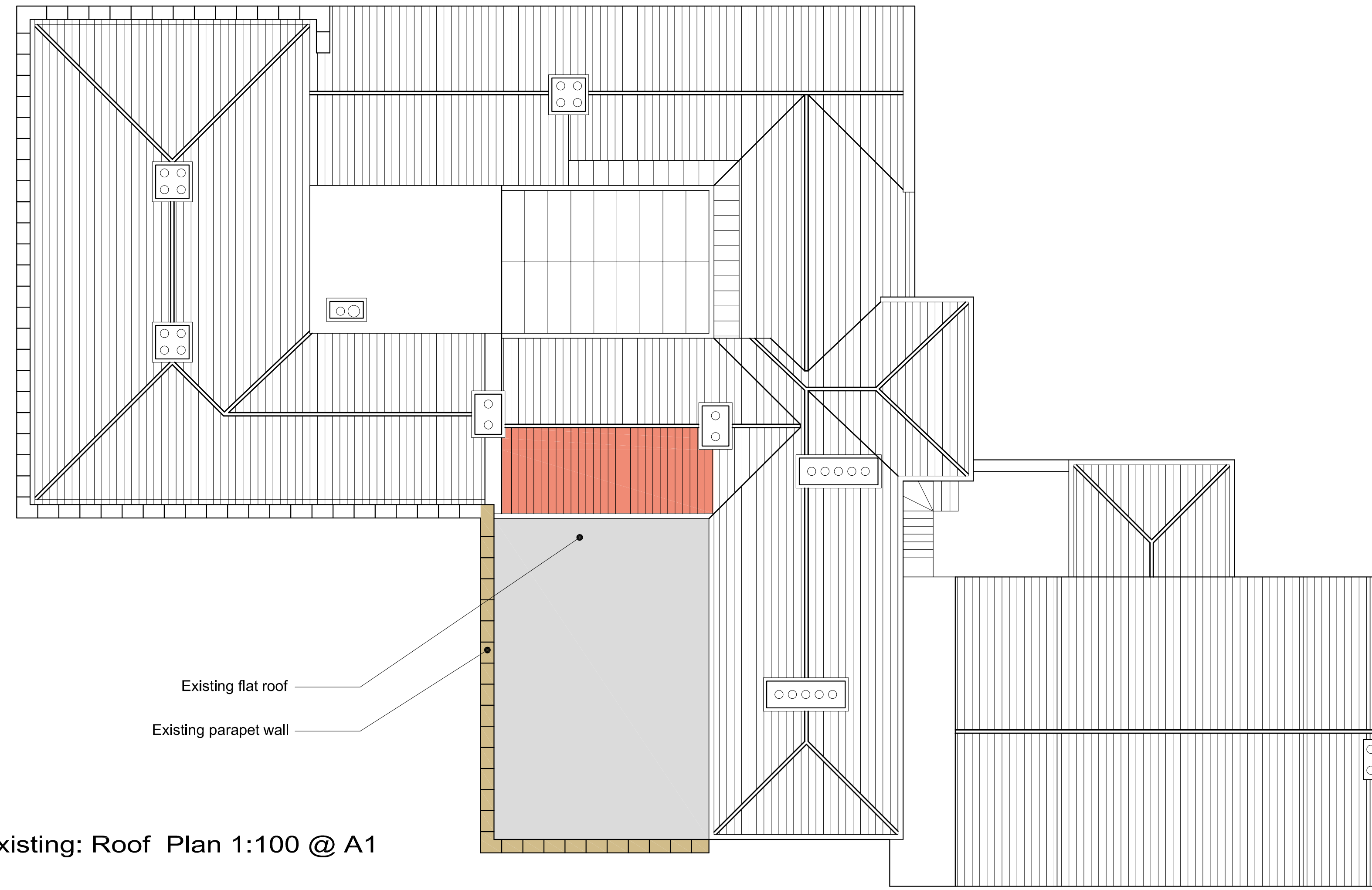
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 20/02/2020



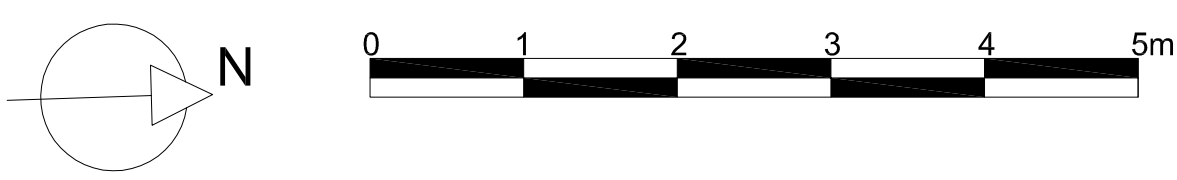
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Existing: East Elevation 1:100 @ A1



Existing: Roof Plan 1:100 @ A1



REV	DATE	BY	AMENDMENT
B	23.12.19	MK	Proposal revised
A	19.12.19	MK	First Issue

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Airy Hill Manor, Waterstead Lane,
 Whitby, N. Yorks. YO21 1QB.

CLIENT: Mr J. & Mrs E. Ransford

PROJECT: Flat 11, The Woodlands Sleighs, YO21 1RY

Drawing: Existing Elevation and Roof Plan

DRAWING STATUS: Preliminary

DRAWN: Marie Kay CHECKED: TH

SCALE @ SIZE: 1:100@ A1 DATE: 19.12.19

DRAWING No: D11613-04 REV: B

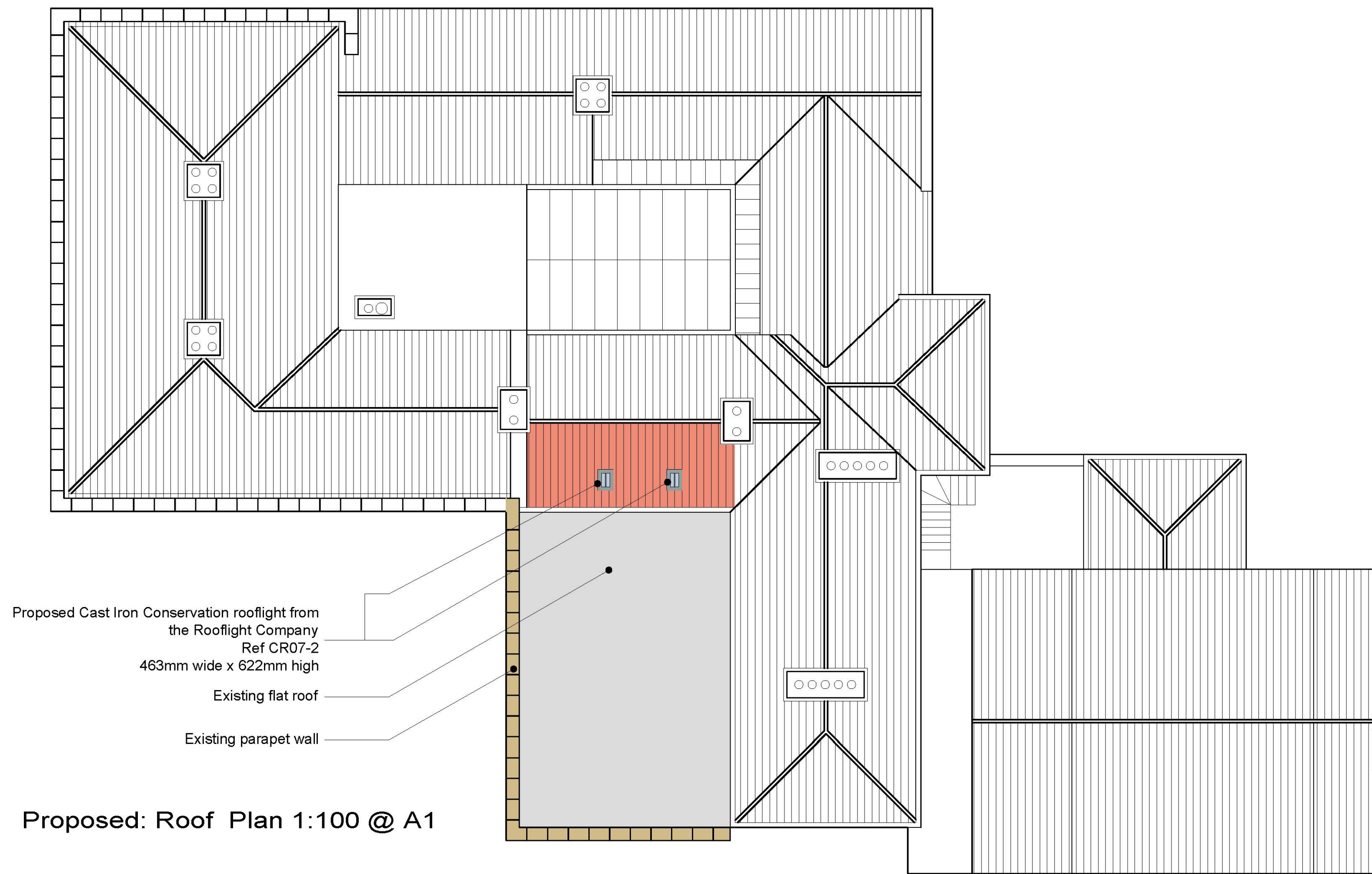
AMENDED

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20/02/2020

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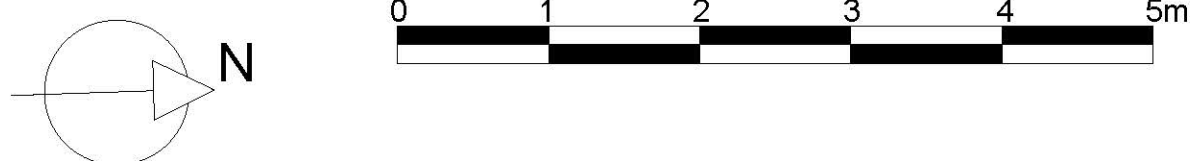


Proposed: East Elevation 1:100 @ A1



Proposed Cast Iron Conservation rooflight from the Rooflight Company Ref CR07-2 463mm wide x 622mm high
 Existing flat roof
 Existing parapet wall

Proposed: Roof Plan 1:100 @ A1



REV	DATE	BY	AMENDMENT
F	19.02.20	MK	Rooflights revised
E	06.02.20	MK	Rooflights revised
D	24/12/19	CE	Rooflights altered
B	23.12.19	MK	Proposal revised
A	19.12.19	MK	First Issue

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Airy Hill Manor, Waterstead Lane,
 Whitby, N. Yorks. YO21 1QB.

CLIENT: Mr J. & Mrs E. Ransford

PROJECT: Flat 11, The Woodlands Sleights, YO21 1RY

DRAWING: Proposed Elevation and Roof Plan

DRAWING STATUS: Preliminary

DRAWN: Marie Kay CHECKED: TH

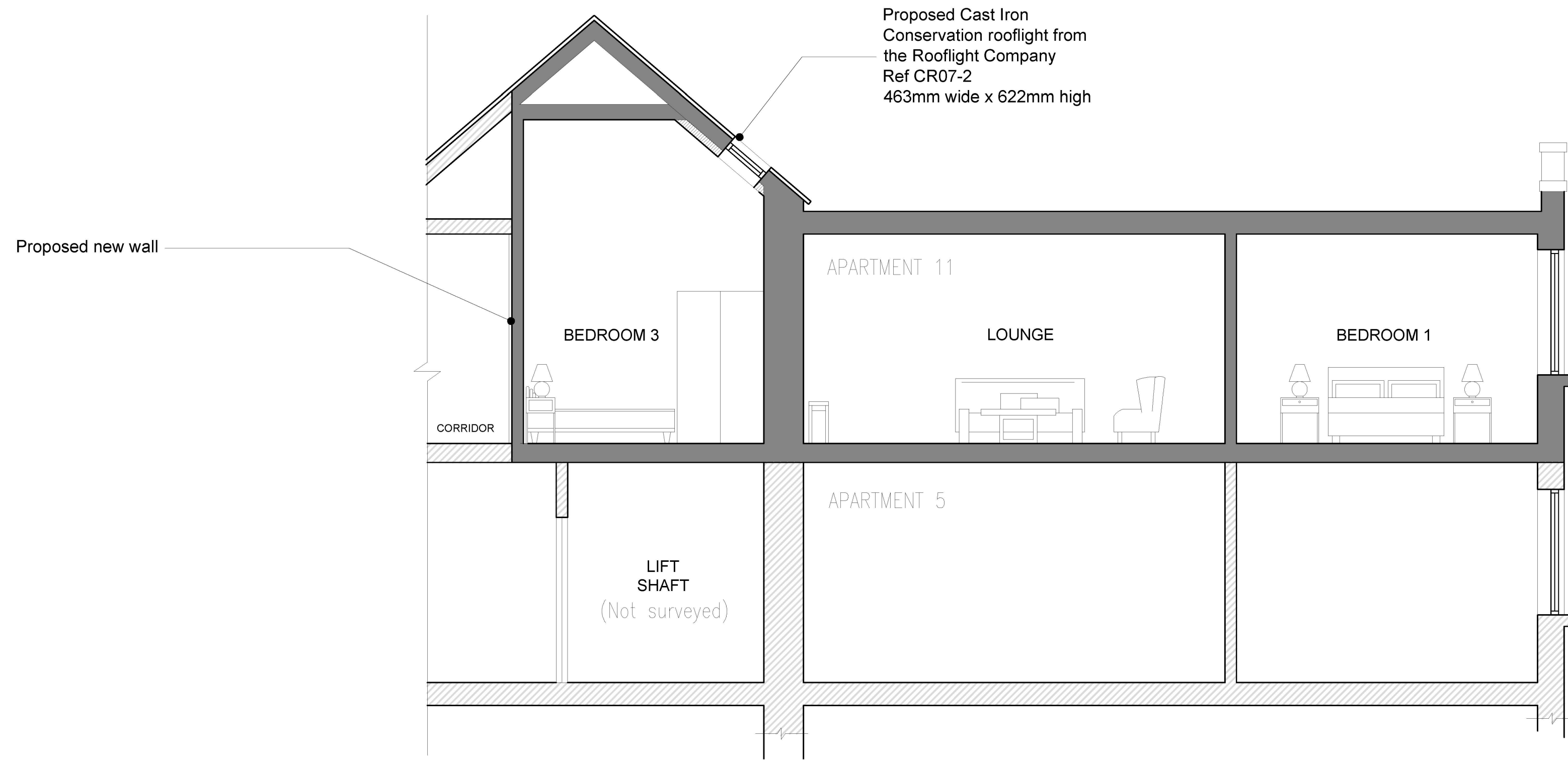
SCALE @ SIZE: 1:100 @ A1 DATE: 19.12.19

DRAWING No: D11613-05 REV: F

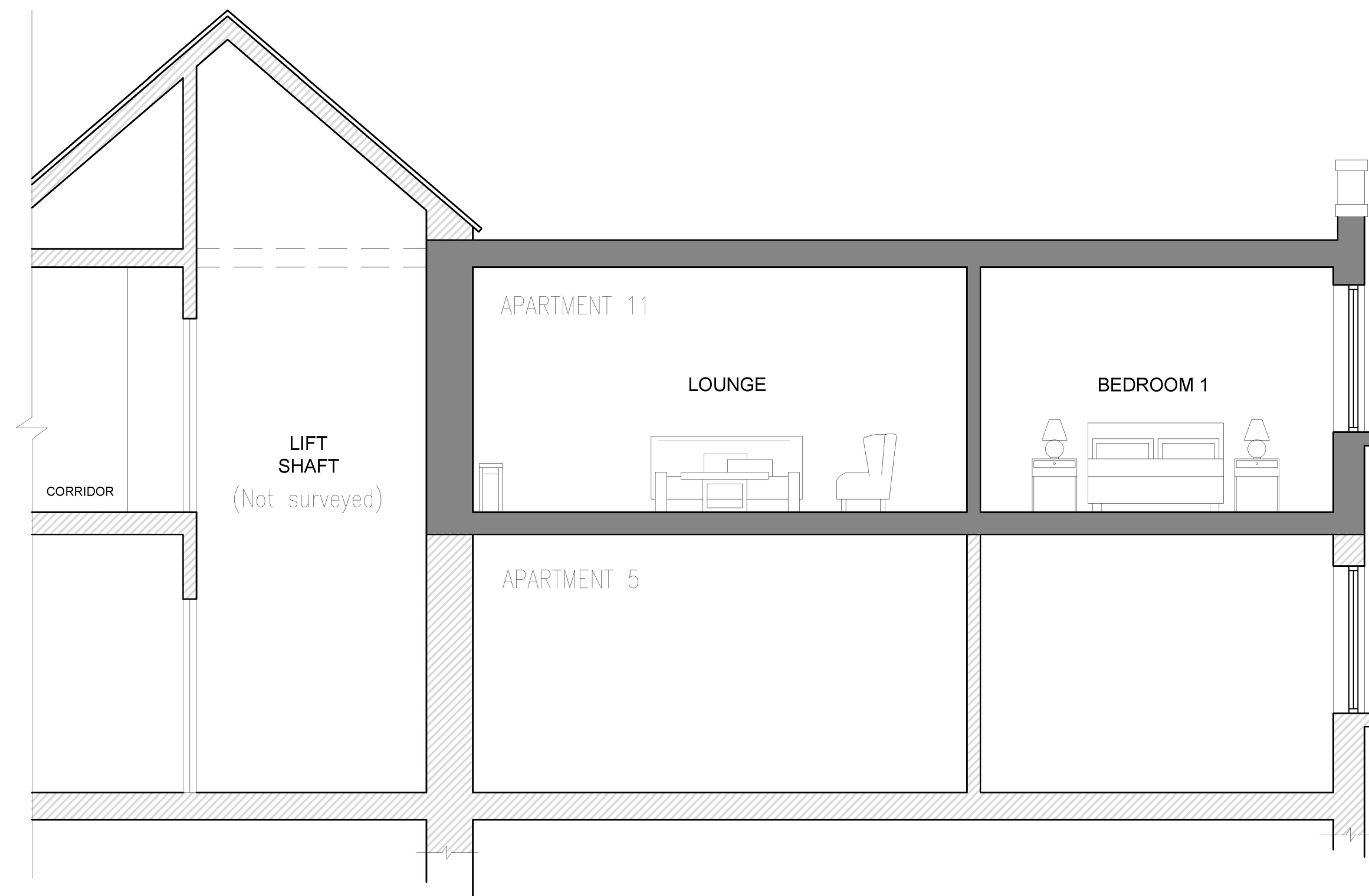
AMENDED

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Proposed: Section A 1:50 @ A1



Existing : Section A 1:50 @ A1



AMENDED
 NYMNP
 20/02/2020

REV	DATE	BY	AMENDMENT
D	19.02.20	MK	Roof light revised
C	06.02.20	MK	Roof light revised
B	23.12.19	MK	Proposal revised
A	20.12.19	MK	First Issue

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 Airy Hill Manor, Waterstead Lane,
 Whitby, N. Yorks. YO21 1QB.

CLIENT: Mr J. & Mrs E. Ransford
 PROJECT: Flat 11, The Woodlands Sleights, YO21 1RY

Drawing: Proposed Section A

DRAWING STATUS: Preliminary	
DRAWN: Marie Kay	CHECKED: TH
SCALE @ SIZE: 1:50 @ A1	DATE: 20.12.19
DRAWING No: D11613-06	REV: D