

**From:**  
**To:** [Planning](#)  
**Subject:** NYM 20 0512 CU Alum House Littlebeck  
**Date:** 27 August 2020 16:49:27

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Hello,

The application form refers to 2 parking spaces being available.

Can you please confirm if these are the two spaces available for the existing dwelling at Alum House?

Customers for Glamping holidays are very likely to arrive with a motor vehicle. Can the applicant please indicate where the customers are expected to park their vehicles?

Ged Lyth  
Project Engineer  
Area 3 Whitby Highways Depot  
Highways North Yorkshire

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<https://www.northyorks.gov.uk/coronavirus-advice-and-information>

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North Yorkshire County Council.

**NORTH YORKSHIRE COUNTY COUNCIL  
BUSINESS and ENVIRONMENTAL SERVICES**



**LOCAL HIGHWAY AUTHORITY  
CONSIDERATIONS and RECOMMENDATION**

**Application No:** **NYM20/0512/CU**

**Proposed Development:** Application for use of land as a camp site (3 no. belle tents or 3 no. shepherds huts)

**Location:** Alum House, Littlebeck

**Applicant:** Miss Michelle Hodgkinson

**CH Ref:** **Case Officer:** Ged Lyth

**Area Ref:** 4/31/157 **Tel:**

**County Road No:** **E-mail:**

**To:** North York Moors National Park  
Authority  
The Old Vicarage  
Bondgate  
Helmsley  
YO62 5BP **Date:** 3 September 2020

**FAO:** **Copies to:**

**Note to the Planning Officer:**

In assessing the submitted proposals and reaching its recommendation the Local Highway Authority has taken into account the following matters:

The parking areas available for customers associated with this application are expected to be sufficient.

Consequently there are **no local highway authority objections** to the proposed development

<b>Signed:</b>  <p style="text-align: center;"><i>Ged Lyth</i></p> <p><i>For Corporate Director for Business and Environmental Services</i></p>	<b>Issued by:</b>  Whitby Highways Office Discovery Way Whitby North Yorkshire YO22 4PZ <b>e-mail:</b>
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**LOCAL HIGHWAY AUTHORITY  
CONSIDERATIONS and RECOMMENDATION**



Continuation sheet:

Page 2 of 2

Application No:

**NYM20/0512/CU**

**From:**  
**To:** [Hilary Saunders](#)  
**Cc:** [Planning](#)  
**Subject:** NYM/2020/0512/CU - Alum House, Little Beck  
**Date:** 21 August 2020 11:16:15

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Dear Hilary

Although the application form states that foul sewage will be disposed of using a septic tank, it is not made clear whether this is into an existing system or whether a new tank is to be installed, nor where the tank does/will discharge to. In either case it will be essential to ensure that capacity is sufficient to cope with the increased level of use without posing a risk to the natural environment. The adjacent stream of Little Beck is a spawning site for Sea Trout which is a UK priority species, and therefore the water quality of this beck is of utmost importance.

It would also be helpful if it could be made clear whether each unit will have integral bathroom facilities or whether a single external toilet and wash space is to be provided as this will affect the degree of piping etc required which could impact on the trees and other vegetation of the site.

The access road to the property is recorded as having species rich verge, so if the application is ultimately approved I would wish to include a condition to avoid impact to the verge from large vehicles accessing the site in relation to the development. A condition relating to any external lighting would also be required.

Many thanks

Elsbeth

**Elsbeth Ingleby MA<sub>Cantab</sub> ACIEEM**

**Ecologist**

North York Moors National Park Authority  
The Old Vicarage, Bondgate, Helmsley, York YO62 5BP

**From:**  
**To:** [Planning](#)  
**Subject:** Alum House Littlebeck - NYM/2020/0512/CU  
**Date:** 07 August 2020 16:43:22

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Your ref: NYM/2020/0512/CU

Proposal: Application for use of land as a camp site (3 no. bell tents or 3 no. shepherds huts)

Address: Alum House, Littlebeck, Whitby, YO22 5EY

With reference to the above proposal, I confirm that I have no objections in principle on licensing or environmental health grounds.

However the applicant should be made aware that should planning permission be granted for shepherds huts, they will need to make an application for a site licence under the Caravans and Control of Development Act 1960 – an application form can be obtained by contacting me on the details given below.

Furthermore, it appears that Alum House is supplied with drinking water from a private water supply. If this is the case, the applicant should also be made aware of their responsibilities under the Private Water Supplies (England) Regulations 2016. This means that should the site be used for commercial purposes (ie glamping/camping/caravanning) the water supply will be subject to annual testing for a range of parameters to ensure the safety of the drinking water. Additionally, the water supply (from source to tap, including any treatment system, storage tanks, pipework) will require a risk assessment to ensure its continuing safety by the local authority.

Unfortunately there is a charge for this, which would be borne by the applicant. I recommend that the applicant contacts me to discuss this further.

Regards,

Stephanie Baines  
Technical Officer (Residential Regulation Team)  
Environmental Health

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