

From:
To: [Planning](#)
Subject: Re: NYM/2021/0994/FL
Date: 04 March 2022 15:46:57

Dear Team

Unfortunately, the parish council will be unable to respond to this due to it being received after the agenda for March had been published.

Kind regards

Victoria

Victoria Pitts
Clerk
Eskdaleside cum Ugglebarnby Parish Council
Davison Farm
Egton
North Yorkshire
YO21 1UA

From:
To: [Planning](#)
Subject: NYM/2021/0994/FL - 10 The Cliff, Iburndale
Date: 16 February 2022 14:28:38

Your ref: NYM/2021/0994/FL
Proposal: Application for demolition of nissen hut and erection of 1 no. timber cabin for holiday letting purposes
Address: 10 The Cliff, Iburndale

Further to my previous comments, and additional information received from the applicant, I confirm that in my opinion the proposal does not meet the definition of a caravan and I have no further objections in terms of caravan site licensing requirements.

Regards,

Stephanie Baines ACIEH
Technical Officer (Residential Regulation Team)
Environmental Health
Scarborough Borough Council

w: www.scarborough.gov.uk

From:
To: [Planning](#)
Subject: 10 The Cliff, Iburndale, Whitby,
Date: 08 February 2022 09:20:28

Your ref: NYM/2021/0994/FL
Proposal: Application for demolition of nissen hut and erection of 1 no. timber cabin for holiday letting purposes
Address: 10 The Cliff, Iburndale

With reference to the above planning consultation, I regret that we cannot support this application in its current form.

To prevent the spread of fire, the model standards for caravan sites require that a 3 metre wide boundary be kept clear within the inside of all boundaries. In addition, there should be 5 metres distance between the timber cabin and the neighbouring buildings. Given that the width of the site is 5.67m, and 13.16m long, as stated on the plans, the cabin is 3.5m wide and 7.5m long, these standards cannot be achieved. For the purposes of the Caravan Sites and Control of Development Act 1960, the timber cabin would meet the definition of a caravan.

If planning permission is granted, the applicants should be made aware that they will need to apply for a caravan site licence, under which licence conditions will be imposed. An application form can be obtained by contacting me.

Regards,

Stephanie Baines ACIEH
Technical Officer (Residential Regulation Team)
Environmental Health
Scarborough Borough Council

w: www.scarborough.gov.uk

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From: [Ellie Davison](#)
To: [Planning](#)
Subject: Planning 20/12/21 to 02/01/22
Date: 21 January 2022 17:08:25

Hi,

If the following are approved, please can a bat informative be included:

NYM/2021/1018/LB - Balmoral House, Church Street, Staithes
NYM/2021/1017/FL - Balmoral House, Church Street, Staithes
NYM/2021/1016/FL - The Butchers Shop, High Street, Staithes
NYM/2021/1014/FL - 19 Bridgefoot, Gill Lane, Rosedale Abbey
NYM/2021/1013/FL - 74 Iburndale Lane, Sleights
NYM/2021/1006/FL - The Stables, Main Street, Oldstead
NYM/2021/0963/FL - Roxby Manor, Pickering Road, Thornton-Le-Dale
NYM/2021/0908/FL - Ivy Cottage, High Street, Egton
NYM/2021/0997/LB - Hot House to south east of Busby Hall, Carlton In Cleveland
NYM/2021/0994/FL - 10 The Cliff, Iburndale
NYM/2021/0982/FL - Folly Cottage, 3 Sneaton Hall Cottages, Sneaton
NYM/2021/0890/FL - 5 Black Horse Lane, Swainby

If the following are approved, please can a bird informative be included:

NYM/2021/0963/FL - Roxby Manor, Pickering Road, Thornton-Le-Dale
NYM/2021/0908/FL - Ivy Cottage, High Street, Egton
NYM/2021/0997/LB - Hot House to south east of Busby Hall, Carlton In Cleveland
NYM/2021/0994/FL - 10 The Cliff, Iburndale
NYM/2021/0982/FL - Folly Cottage, 3 Sneaton Hall Cottages, Sneaton

If the following are approved, please can a swift informative be included:

NYM/2021/0963/FL - Roxby Manor, Pickering Road, Thornton-Le-Dale
NYM/2021/0908/FL - Ivy Cottage, High Street, Egton
NYM/2021/0997/LB - Hot House to south east of Busby Hall, Carlton In Cleveland
NYM/2021/0994/FL - 10 The Cliff, Iburndale

All the best,

Ellie Davison
Conservation Trainee

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

From:
To: [Planning](#)
Subject: Re: NYM/2021/0994/FL
Date: 12 January 2022 10:39:48

Dear Team

At the meeting of Eskdaleside cum Ugglebarnby Parish Council on the evening of 10/1/22, the parish council Resolved to Object to this application with the following comment: the positioning of holiday accommodation adjacent to the neighbouring building will create issues; moreover, the site location is not appropriate to put any dwelling.

Regards

Victoria

Victoria Pitts
Clerk
Eskdaleside cum Ugglebarnby Parish Council
Davison Farm
Egton
North Yorkshire
YO21 1UA

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



**LOCAL HIGHWAY AUTHORITY
CONSIDERATIONS and RECOMMENDATION**

Application No: **NYM21/0994/FL**

Proposed Development: demolition of nissen hut and erection of 1 no. timber cabin for holiday letting purposes

Location: 10 The Cliff, Iburndale

Applicant: Rawson

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

Area Ref: 4/34/5184A **Tel:**

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

To: North York Moors National Park Authority
The Old Vicarage
Bondgate
Helmsley
YO62 5BP **Date:** 23 December 2021

FAO: Helen Stephenson **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 pre application highways advice for this proposal included the Local Highway authority would make the below recommendation for visibility splays. It should be noted to achieve this, it is likely that the fence line will need some alterations.

MHC-05 Visibility Splays

The visibility splays at the existing access must be maintained clear of any obstruction and retained for their intended purpose at all times.

The visibility splays are to provide clear visibility of 33 metres measured along both channel lines of the major road from a point measured 2 metres down the centre line of the access. In measuring the splays, the eye height must be 1.05 metres and the object height must be 1.05 metres.

**LOCAL HIGHWAY AUTHORITY
CONSIDERATIONS and RECOMMENDATION**



Continuation sheet:

Application No:

«district_ref»

Reason for Condition

In the interests of highway safety

Signed:

Ged Lyth

For Corporate Director for Business and Environmental Services

Issued by:

Whitby Highways Office
Discovery Way
Whitby
North Yorkshire
YO22 4PZ

e-mail: _____

From:
To:
Subject: Re: NYM/2021/0994/FL
Date: 20 December 2021 16:20:39

Dear Team

Our next PC meeting is scheduled for 10 January, therefore, please can we ask for extension to respond to the end of that week?

Regards

Victoria Pitts
Parish Clerk