

**From:**

**Cc:** [Planning](#)

**Subject:** NYM/2022/0390 Redmire Farm, Tranmire

**Date:** 04 July 2022 16:52:20

**Attachments:** [Redmire Farm Outputs.xlsx](#)  
[redmire.PNG](#)  
[redmire2.PNG](#)  
[redmire3.PNG](#)  
[redmire location.PNG](#)  
[redmire results.PNG](#)

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Good afternoon Megan,

I have reviewed the SCAIL information submitted as part of this application and used it to complete the calculation. By my calculations, the development is breaching the critical load for nitrogen deposition (>1%) for the North York Moors SPA, SAC and SSSI, coming in at 26.99%, 26.61% and 26.61% respectively. This is showing different results from the preliminary information provided in the SCAIL screenshots that have been submitted, so I have attached my results and screenshots of my inputs in case there's an error there! Also, the supporting agricultural information states that there are 31 cows, but only 12 have been included in the SCAIL assessment; I have run the SCAIL calculation on the basis of 12 cows. If the nitrogen deposition does exceeds 1% then there is a likely significant effect on the adjacent SAC and SPA and therefore the development would contravene the Conservation of Habitats and Species Regulations 2017, and would not be acceptable. As a SCAIL is only a simple assessment, I would therefore recommend that a detailed air quality assessment is completed, by an air quality specialist.

Best wishes,

**Zara Hanshaw ACIEEM**

**Assistant Ecologist**

[\(she/her\)](#)

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

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



**LOCAL HIGHWAY AUTHORITY  
CONSIDERATIONS and RECOMMENDATION**

**Application No:** **NYM2/0390**

**Proposed Development:** Application for erection of agricultural livestock building  
(retrospective) and use of  
land as public parking area

**Location:** Redmire Farm, Tranmire

**Applicant:** Redmire Farm Partnership

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

**Area Ref:** 4/40/148H **Tel:**

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

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

**Date:** 4 July 2022

**FAO:** Megan O'Mara

**Copies to:**

**Note to the Planning Officer:**

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

The LHA have no objection in principle to the livestock building element of this application.

The LHA have no objection in principle to the provision of the public parking area but as it is accessed by driving over an area of verge/ stone in what is shown as maintainable highway at public expense (MH@PE), the construction of this is required to be done by accredited contractors with a highways licence and the the applicant should note that there is a fee associated with the licence. With regards to the specification details for the construction of the access to the layby, the LHA acknowledge that the proposal would improve the area of the MH@PE and have taken into consideration the location being at the end of the metalled highway.

Consequently the Local Highway Authority recommends that the following **Condition** is attached to any permission granted:

**LOCAL HIGHWAY AUTHORITY  
CONSIDERATIONS and RECOMMENDATION**



Continuation sheet:

Application No:

**NYM2/0390**

MHC-03 New and altered verge crossing at the proposed parking area

The development of the parking area must not be brought into use until the access to the area has been set out and constructed in accordance with the 'Specification for Housing and Industrial Estate Roads and Private Street Works' published by the Local Highway Authority and the following requirements:

The access must be formed to cover the whole width of the proposed parking area and shall be from the carriageway edge to the parking area edge. The thickness details of the materials in the access must be constructed in accordance with Standard Detail number E70 and the following requirements.

- Provision to maintain the current surface water drainage system from the highway shall be kept in place and maintained.

All works must accord with the approved details.

Reason for Condition

To ensure a satisfactory means of access to the site from the public highway in the interests of highway safety and the convenience of all highway users.

**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:** \_\_\_\_\_

Date: 23 June 2022  
Our ref: 396633  
Your ref: NYM/2022/0390



North York Moors National Park Authority

**BY EMAIL ONLY**

Consultations  
Hornbeam House  
Crewe Business Park  
Electra Way  
Crewe  
Cheshire  
CW1 6GJ

Dear Sir or Madam,

**Planning consultation:** Erection of agricultural livestock building (retrospective) & use of land as public parking

**Location:** Redmire Farm, Tranmire YO21 2BW

Thank you for your consultation on the above dated 14 June 2022 which was received by Natural England on 14 June 2022.

Natural England is not able to fully assess the potential impacts of this proposal on statutory nature conservation sites or protected landscapes or, provide detailed advice on the application. If you consider there are significant risks to statutory nature conservation sites or protected landscapes, please set out the specific areas on which you require advice.

The lack of detailed advice from Natural England does not imply that there are no impacts on the natural environment. It is for the local authority to determine whether or not the proposal is consistent with national and local environmental policies. Other bodies and individuals may provide information and advice on the environmental value of this site and the impacts of the proposal on the natural environment to assist the decision-making process.

Generic advice is provided in Annex A attached.

Yours faithfully

Loz BurrIDGE  
Consultations Team

**From:**  
**To:** [Planning](#)  
**Subject:** Planning Application responses  
**Date:** 17 June 2022 15:59:31

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**Please note the following responses from Glaisdale Parish Council, to applications listed below :**

**NYM/2022/0218** - Application for creation of twin trod track at land off Low Wood Lane, north east of Wind Hill Farm, Glaisdale.

- **No Objections raised.**

**NYM/2022/0337** - Application for use of land for siting of Yurt and Gypsy Wagon with ancilliary structures and erection of two cabins with decking for holiday letting purposes (retrospective) at Wild Slack Farm, west Mire Howe and Lawns gate Farm, Lealholm.

- **No Objections raised.**

**NYM/2022/0390** - Application for erection of agricultural livestock building (retrospective) and use of land as public parking area at Redmire Farm, Tranmire.

- **No Objections raised.**