# Amendments/Additional Information

Amended layout of buildings/outside areas
Additional background information
Amended design
Revised access arrangements
Change of description of proposed development
Change in site boundaries
Other (as specified below)
Additional higher Improvement information.

# 16/305

#### **Wendy Strangeway**

From:

Mark Hill

Sent:

30 August 2016 13:26

To:

Planning

Subject:

FW: NYM/2014/0676 MEIA Condition 37

**Attachments:** 

GEN-P9-XXX-PLN-009 NYMNPA Condition 37 160804 Rev 1.pdf

Pls book in

mark

From: Laura Marchant Sent: 04 August 2016 17:40

To: Mark Hill

Cc: James Barrie; Robert Staniland; Victoria Hill; Chris Williams; Andrew Hornung; Potash Document Control;

pam.johnson

; Chris France

Subject: NYM/2014/0676 MEIA Condition 37

Mark,

Please find the YPL response to the NYCC comments on NYMNPA Condition 37. This material now responds to the comments received by NYCC.

If you require any further clarifications please do not hesitate to contact me.

Kind Regards,

Laura Marchant

Senior Planner

Arub

Rose Wharf 78 East Street Leeds LS9 8EE United Kingdom



From: Laura Marchant Sent: 15 July 2016 17:19

To: 'Mark Hill'

Cc: James Barrie; Robert Staniland; Victoria Robinson; Chris Williams; Andrew Hornung; Potash Document Control;

pam.johnson

; Chris France; Helen Watson

Subject: NYM/2014/0676 MEIA Condition 37 [Filed 15 Jul 2016 17:18]

Mark,

I have just spoken to Pam Johnson and agreed the following way forward:

- Regarding the first bullet point in the NYCC response: 'On the A171 at the junction of the A171 and C82' and 'on the C82 between the A171 and Egton village'. These two junctions relate to the Lady Cross Plantation site which is not being progressed at this stage. YPL will therefore seek to partly discharge condition 37 in relation to the other junctions.
- Highway Improvement 12: Laybys of Helredale Road, Whitby. The requirement for the permanent TRO
  (double yellow lines) is now understood and a drawing will be prepared based on the final detailed design
  drawings developed during design meetings with NYCC. A TRO note will accompany the drawing.

Highway Improvement 15: Normanby Bends. A drawing showing a temporary TRO (required to provide a
reduction to 40mph speed limit during construction) will be prepared. A TRO note will accompany the
drawing (we had incorrectly assumed that as sections of Normanby Bends would have temporary traffic
lights, a TRO, was not required).

I will amend the Condition 37 material to reflect the above and resubmit the planning application form ticking 'partial discharge'.

I am conscious that Pam Johnson is on leave from COB today and therefore ask her to respond to this email to agree the way forward.

Kind Regards,

Laura Marchant Senior Planner

Arup

Rose Wharf 78 East Street Leeds LS9 8EE United Kingdom

From: Mark Hill [mailto:m.hill@northyorkmoors.org.uk]

Sent: 15 July 2016 09:30 To: Laura Marchant

Cc: James Barrie; Robert Staniland; Victoria Robinson; Chris Williams; Andrew Hornung; Potash Document Control;

<u>pam.johnson</u> ; Chris France Subject: RE: NYM/2014/0676 MEIA Condition 37

Laura thanks for your email/letter. As it happens I also received the attached email/letter for NYCC Highways who are advising this Authority on this particular condition clearance CVC.

You will be aware that the application forms at question 7, indicate you are seeking to discharge the whole condition relating to all TRO's however the Highway Authority draw attention to the lack of any details regarding the TRO's related to:

On the A171 at the junction of the A171 and C82 on the C82 between the A171 and Egton village at the parking bays on Helredale Road as indicated on ARUP drawing 234376-OSH-CH-160 issue 0. Whilst it is appreciated this drawing has not been submitted through the planning process it clearly show the intent to introduce 'double yellow line' no parking restrictions. I have attached a copy for your convenience.

On the A171 at Normanby Bends

As such I would be grateful if you could advise whether you wish the application to be treated as a partial CVC for the clearance of the 5 TRO's listed in the ARUP technical note with details of the 4 TRO's to be submitted at a later stage or to be determined as submitted. If it is the latter you should be aware that it is unlikely that the details submitted will be deemed satisfactory to cover all the TRO's.

Regards.

Mark Hill

Head of Development Management Normal Workdays : Monday to Thursday

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

Tel. no. 01439 772700

Web: www.northyorkmoors.org.uk

From: Laura Marchant Sent: 14 July 2016 17:20

To: Mark Hill

Cc: James Barrie; Robert Staniland; Victoria Robinson; Chris Williams; Andrew Hornung; Potash Document Control

Subject: NYM/2014/0676 MEIA Condition 37

Mark,

Please find attached correspondence regarding York Potash NYM/2014-0676/MEIA Condition 37 for your attention.

Kind Regards,

Laura Marchant Senior Planner

Arup
Rose Wharf 78 East Street Leeds LS9 8EE United Kingdom



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Your ref NYM/2014/0676 MEIA Our ref GEN-P9-XXX-PLN-009 Rev 1

# **ARUP**

Admiral House Rose Wharf 78 East Street Leeds LS9 8EE United Kingdom

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

NYIMNPA -5 AUG 2018

4 August 2016

Dear Mr Hill,

# YORK POTASH NYM/2014/0676/MEIA NYMNPA CONDITION 37 – Traffic Regulation Orders

Following the submission of the material to part discharge planning condition 37 of the North York Moors National Park Authority Planning Permission NYM/2014/0676/MEIA on the 22<sup>nd</sup> April 2016, this letter provides updated information following receipt of comments from North Yorkshire County Council on 15<sup>th</sup> July 2016.

The Traffic Regulation Deliverables have been altered to respond to NYCC comments in the following manner:

**NYCC comment:** I note that the applicants are seeking full discharge of Condition 37 however the information for all the Traffic Regulation Orders (TROs) relating to the permission NYM/2014/676/MEIA is provided. In particular there is no information about TROs required:-

- On the A171 at the junction of the A171 and C82
- on the C82 between the A171 and Egton village

YPL response: The highway improvement schemes detailed above are required to provide safe access to the Lady Cross Plantation site. The Lady Cross Plantation site is currently not being progressed and therefore the planning condition material relating to these highway works has not been included in this submission. This has been noted within the updated Technical Note, TN-P4-XXX-CH 001 Rev 2. YPL are therefore only seeking to partially discharge condition 37. The updated Planning Application Form for condition 37 has been enclosed within this letter.

**NYCC comment:** at the parking bays on Helredale Road as indicated on ARUP drawing 234376-OSH-CH-160 issue 0. Whilst it is appreciated this drawing has not been submitted through the planning process it clearly show the intent to introduce 'double yellow line' no parking restrictions.

YPL response: The requirement for a Permanent Traffic Regulation Order for the provision of 'double yellow lines' has been confirmed with NYCC. TN-P4-XXX-CH 001 Rev 2 has been updated to reflect this requirement and Drawing YP-P4-OSH-CH-168 (Helredale Laybys TRO) Rev 0 has been provided showing the extent of this TRO.

NYCC comment: On the A171 at Normanby Bends

YPL response: The requirement for a temporary Traffic Regulation Order to provide a temporary 40mph speed limit has been confirmed with NYCC. TN-P4-XXX-CH 001 Rev 2 has been updated to reflect this requirement and YP-P4-OSH-CH-069 (Normanby Bends TRO) Rev 0 has been provided showing the extent of this TRO.

**NYCC comment:** The details submitted on drawings 234376-YP-P4-OSH-CH-231 issue 1 and 234376-YP-P4-OSH-CH-026 issue 0 are considered acceptable to enable the Local Highway authority to progress the required orders at the applicant's expense.

YPL response: Noted. The approved drawings have been enclosed for completeness.

The information provided to respond to the NYCC comments comprise:

- TN-P4-XXX-CH 001 Rev 2: An updated Technical Note including the proposed Traffic Regulation Orders for Highway Improvement 12: Laybys on Helredale Road and Highway Improvement 14: Normanby Bends.
- YP-P4-OSH-CH-168 Helredale Laybys TRO Rev 0: A drawing has been included showing the extent of TRO's for Highway Improvement 12: Laybys on Helredale Road.
- YP-P4-OSH-CH-069 Normanby Bends TRO Rev 0: A drawing showing the extent the required TRO for Highway Improvement 14: Normanby Bends has been included.

The information provided in this submission assumes that funding will be available for the project to meet its current programme.

Please do not hesitate to contact me if you require any clarifications or further information.

Yours sincerely

Laura Marchant Senior Planner

Enc

TN-P4-XXX-CH 001 TRO Timetable 160804 Rev 2 Drawing YP-P4-DNF-CH-026 DNF TRO 160408 Rev 0 Drawing YP-P4-OSH-CH-231 Mayfield TRO 160425 Rev 1 YP-P4-OSH-CH-168 Helredale Laybys TRO 160804 Rev 0 YP-P4-OSH-CH-069 Normanby Bends 160408 TRO Rev 0 NYM 37 Planning Application Form V3.

cc Pam Johnson, NYCC





Admiral House Rose Wharf 78 East Street Leeds LS9 8EE United Kingdom

NYMNPA -5 AUG 2016	234376-00 File reference
-5 AUG 2018	File reference
	TN-P4-XXX-CH 001 Traffic
	Regulation Order Timetable
	Rev 2
	Date
	4 August 2016
on Order Timetable	
	on Order Timetable

# 1 Traffic Regulation Orders

### 1.1 Condition Details

#### 1.1.1 Introduction

This document has been prepared on behalf of York Potash Ltd (YPL) and provides details of the Traffic Regulation Orders (TROs) associated with the York Potash Project. This is required to discharge condition 37 of the North York Moors National Park Authority planning permission NYM/2014/0676/MEIA.

This report only details the works required at the Doves Nest Farm site and highway improvement schemes in the North York Moors National Park Authority.

The information provided in this submission assumes that funding will be available for the project to meet its current programme.

# 1.1.2 Compliance with Condition

The wording of planning condition 37 and where the necessary material has been provided within the report is set out in the table below.

NYMNPA 37	Compliance with Condition 37	
Prior to the preparatory works, details of the following Traffic Regulation Orders (TROs) shall have been submitted to and approved in writing by the MPA in consultation with the Highway Authority.	Trovided William and Teelinical Mote.	

234376-00

4 August 2016

A "clearway" order along the B1416 in the vicinity of the Dove's Nest Farm access and secondary construction access;	This requirement has been met under TRO 1, 2 and 3 set out in section 1.2.		
Temporary speed limits during construction	This requirement has been met under TRO 1, 2, 3 and 8 set out in section 1.2.		
TROs related to the proposed off site highway works	Highway Improvement 1: Doves Nest Farm Shaft Access B1416: covered under TRO 1.		
	Highway Improvement 2: Doves Nest Farm Welfare Access B1416: covered under TRO 2.		
	Highway Improvement 3: A171/B1416 Junction Improvements, A171: covered under TRO 3.		
	Highway Improvement 10: Provision of dropped kerbs on side roads along A171, Whitby. No TRO required.		
	Highway Improvement 11: Upgrade of existing crossing near Helredale Road, Whitby. No TRO required		
	Highway Improvement 12: Provision of lay-bys on A171. Covered under TRO 6 and 7.		
	Highway Improvement 14: Mayfield Junction Improvement, Whitby. Covered under TRO 5.		
	Highway Improvement 15: Normanby Bends Improvements. Covered under TRO 8.		
	Please see section 1.2 for full details for each TROs.		
	The Lady Cross Plantation site is currently not being progressed. Therefore the planning condition material relating to these highway works has not been included in this submission.		
The approved details shall, at the applicant's expense, undergo the legal process required.	YPL will progress this process following sign off the Traffic Regulation Orders as set out in this technical note.		
Subject to the successful completion of this legal process the measures will be implemented at the	A timetable has been provided in Table 1.		
applicant's cost according to a timetable to be approved in writing by the MPA in consultation with	NYMNPA -5 AUG 2016		

# 1.2 Proposed Traffic Regulation Orders

The extent, purpose and timing of each Traffic Regulation Order (TRO) has been agreed with North Yorkshire County Council Highways through ongoing design meetings with Arup. The timetable for the implementation of each TRO is set out in Table 1.

The following drawings have been provided to support this submission:

- YP-P4-DNF-CH-026, Rev 0 Doves Nest Farm Proposed TRO's: identifies the extent of the TRO's in the vicinity of Doves Nest Farm (TRO's 1, 2, 3 and 4)
- Drawing YP-P4-OSH-CH-231, Rev 1 Mayfield TRO's: identifies the extent of the TRO's in the vicinity of Highway Improvement 15: Mayfield Junction (TRO 5).



4 August 2016



- Drawing YP-P4-OSH-CH-168, Rev 0 Helredale Road Laybys TRO's: identifies the extent of the TRO's in the vicinity of Highway Improvement 12 (TRO's 6 and 7).
- Drawing YP-P4-OSH-CH-069, Rev 0 Normanby Bends TRO: identifies the extent of the TRO in the vicinity of Highway Improvement 15 (TRO 8).

The rationale for each TRO is set out below:

- TRO 1: Highway Improvement 1 Temporary TRO (B1416 40 mph speed limit and Clearway): This TRO is for a temporary clearway and 40mph speed limit required during the construction of Highway Improvement 1: Doves Nest Farm Shaft Access.
- TRO 2: Highway Improvement 2: Temporary TRO (B1416 40 mph speed limit and Clearway): This TRO is for a temporary clearway and 40mph speed limit required to cover the full extent of the Moors to Sea Cycle Route where is routed along the B1416. The TRO is to mitigate the potential impact of the works on the cycle route. The TRO is also required during the construction of Highway Improvement 2: Doves Nest Farm Welfare Access.
- TRO 3: Highway Improvement 3: Temporary TRO (B1416 / A171 40 mph speed limit and Clearway): This TRO is for a temporary clearway and 40mph speed limit required during the construction of Highway Improvement 3: A171 / B1416 Junction Improvements.
- TRO 4: Permanent TRO (B1416 clearway): This permanent TRO is for a clearway to be provided along a section of the B1416 during the construction and operational phases to prevent construction and operational mine workers parking on the carriageway verges adjacent to Doves Nest Farm.
  - TRO 5: Highway Improvement 14 Permanent TRO (Prohibition of waiting): This permanent TRO is required to amend the existing prohibition of waiting TRO provision at the junction to align with the reconfigured junction arrangement.
  - TRO 6: Highway Improvement 12 Temporary TRO (Prohibition of waiting): This TRO is for a temporary prohibition of waiting to be implemented during the construction of Highway Improvement 12: Provision of lay-bys on Helredale Road, to restrict residents parking on Helredale Road during construction of the works.
- TRO 7: Highway Improvement 12 Permanent TRO (Prohibition of waiting and Clearway): This TRO is for a permanent prohibition of waiting and a clearway to be implemented following the completion of Highway Improvement 12: Provision of lay-bys on Helredale Road.
- TRO 8: Highway Improvement 15 Temporary TRO (40ph speed limit): This TRO is for a temporary 40mph speed limit required during the construction of Highway Improvement 15: Normanby Bends.

## Table 1: Timetable for Traffic Regulation Orders

TRO and purpose	Permanent / Temporary	Relevant part of Condition 37	Timetable for TRO to be in place
TRO 1: Temporary (B1416 40 mph speed limit and Clearway) related to Highway Improvement 1.	Temporary	A "clearway" order along the B1416 in the vicinity of the Dove's Nest Farm access and secondary construction access; and	01/06/2017

234376-00

4 August 2016

a S		Temporary speed limits during construction	
TRO 2: Temporary (B1416 40 mph speed limit and Clearway) related to Highway Improvement 2 and the Moors to Sea Cycle Route.	Temporary	A "clearway" order along the B1416 in the vicinity of the Dove's Nest Farm access and secondary construction access; and Temporary speed limits during construction	12/07/2017
TRO 3: Temporary (B1416 / A171 40 mph speed limit and Clearway) related to Highway Improvement 3.	Temporary	A "clearway" order along the B1416 in the vicinity of the Dove's Nest Farm access and secondary construction access; and Temporary speed limits during construction	06/02/2017
TRO 4: Permanent (B1416 clearway) required for commencement of development at Doves Nest Farm.	Permanent	A "clearway" order along the B1416 in the vicinity of the Dove's Nest Farm access and secondary construction access;	28/07/2017
TRO 5: Permanent (Prohibition of waiting) related to Highway Improvement 14.	Permanent	TROs related to the proposed off site highway works.	26/07/2016
TRO 6: Temporary (Prohibition of waiting and clearway) relating to Highway Improvement 12.	Temporary	TROs related to the construction of the proposed off site highway works.	02/05/2017
TRO 7: Permanent (Prohibition of waiting and clearway) related to Highway Improvement 12.	Permanent	TROs related to the proposed off site highway works.	03/07/2017
TRO 8: Temporary (40ph speed limit) related to Highway Improvement 15.	Temporary	TROs related to the proposed off site highway works.	17/01/2017

**DOCUMENT CHECKING (not mandatory for File Note)** 

	Prepared by	Checked by	Approved by
Name	Laura Marchant	Chris Williams	Alastair Gordon
Signature			4





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

Telephone: 01439 772700 Email: planning@northyorkmoors.org.uk Website: www.northyorkmoors.org.uk

# Application for approval of details reserved by condition. Town and Country Planning Act 1990 Planning (Listed Buildings and Conservation Areas) Act 1990

ublication of applications on planning authority websites.

lease note that the information provided on this application form and in supporting documents may be published on the Authority's website. you require any further clarification, please contact the Authority's planning department.

1. Applicant N	lame, Address and Contact Details		
Title: Mr	First Name: Robert	Surname: Staniland	
Company name:	York Potash Limited	]	
Street address:	7 -10 Manor Court		
	Manor Garth	Telephone number:	ANDANIDA
	Scarborough	Mobile number:	A MININI
Γown/City:	North Yorkshire	Fax number:	-5 AUG 2015
Country:	United Kingdom	Email address:	
Postcode:	YO11 3TU	N. No. S. S. Selection	
Are you an agent	acting on behalf of the applicant?	● Yes ⊖ No	
. Agent Name	e, Address and Contact Details		
itle: Mrs	First Name: Laura	Surname: Marchant	
Company name:	Ove Arup and Partners Limited		
treet address:	Rose Wharf		
	78 East Street	Telephone number:	
		Mobile number:	
own/City:	Leeds	Fax number:	
ountry:	England	Email address:	
ostcode:	LS9 8EE		

3. Site Addre	ss De	etails				
Full postal addre	ess of t	he site (including f	ull postcode where available)	Description:		
House:		S	uffix:			
House name:	Dove	es Nest Farm				(
Street address:	B141	16				
	Snea	aton,				
	North	n Yorkshire				
Town/City:						
Postcode:	YO2:	2 5HZ			NYA	INPA
		or a grid reference postcode is not kno			-5	NNPA AUG 2015
Easting:	4897	23				
Northing:	5058	42				
				V 45 W 40 STA - 10 W 10		
	or prioi	r advice been soug	ht from the local authority abou		● Yes ○ Ne authority to deal with this	
Officer name:		,			ant in American de Participa de Colonida - America America (America de Colonida de Colonid	
Title: Mr		First name:	Mark	Su	rname: Hill	
Reference:						
Date (DD/MM/Y)	VVV\·		(Must be pre-application sub	mission)		
253	- 55	cation advice recei	]	missiony		
		process for dischar				
5. Description	n of t	he Proposal			s s	,=
Dlagge provide s	doco	intion of the approx	ved development as shown on	the decision letter:		
The winning and and ventilation ponds, landsca and land at Wil associated land construction of Sneatonthorpe the edge of NP	d work shafts ping, r ton tha dformir a tunn (propo	ing of polyhalite by , the landforming o estoration and afte at links to the mine ng of associated sp el portal at Wilton osed minehead); ur dary of Wilton Interr	underground methods includir f associated spoil, the construct rcare and associated works. In below ground, comprising 1 no oil, the construction of building comprising buildings, landform inderneath 252 sq km of the NY national Complex (mineral tran nediate shaft sites); site within	ng construction of a minehetion of buildings, access readdition the construction of shaft at Doves Nest Farms, access roads and car ping of spoil and associated (MNPA (winning and worksport system); lady cross	pads, car parking and helic of an underground tunnel n, 3 no intermediate access arking, landscaping, restor I works at Doves Nest Farr ng of minerals); a corridors plantation near Egton, Loc	copter landing site, attenuation between Doves Nest Farm is shaft sites, each with reation and aftercare, the mand Haxby Plantation, is extending underground at the kwood beck near Moorsholm,
Application refer	ence r	number:	NYM/2014/0676/MEIA		Date of decision:	19/10/2015
Please state the Condition number		tion number(s) to w	rhich this application relates:			
37						
Has the develop	ment a	already started?	○ Yes ⊙ No			
8. Discharge			A - 6 H 1 - 1 - 1 - 1 - 1 - 1 - 1 -		-rough	2
GEN-P9-XXX-F	LN-00	escription and/or lis 8 Cover Letter Rev RO Timetable 160		ire being submitted for app	oroval:	
						******

Planning Portal Reference : PP-05343270

b. Discharge of Condition(s)
Drawing YP-P4-DNF-CH-026 DNF TRO 160408 Rev 0 Drawing YP-P4-OSH-CH-231 Mayfield TRO 160420 Rev 1 YP-P4-OSH-CH-168 Helredale Laybys TRO 160804 Rev 0 YP-P4-OSH-CH-069 Normanby Bends 160804 TRO Rev 0
7. Part Discharge of Condition(s)
Are you seeking to discharge only part of a condition?
If Yes, please indicate which part of the condition your application relates to:
This condition does not include TRO information for the permanent ghost island right turn lane on the A171 at the junction of the C82 to Egton (highway improvement 5) and the site access to the Lady Cross Plantation Site (highway improvement 4), as they are not currrently being progressed.
8. Site Visit
Can the site be seen from a public road, public footpath, bridleway or other public land?  • Yes • No
If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)
○ The agent
9. Declaration
I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/ drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.  O4/08/2016









