

**From:**  
**To:** [Planning](#)  
**Subject:** Farmstead at Cloughton Fields - Application to Vary Landscaping Condition  
**Date:** 07 December 2018 12:41:57  
**Attachments:**

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Dear Sirs

**New Farmstead at Cloughton Fields, Station Lane, Cloughton, YO13 0AD**  
**Planning ref NYM/2013/0292/FL**  
**Application to Vary Condition 17; Landscaping**

Please find enclosed an application to vary Condition 17 comprising the following documents:

- Covering Letter
- Application Form & Certificates etc
- Smiths Gore Drawing 1005263/26 rev B, showing screen planting around the farmyard.
- Fyzzu Studios Drawing 18/AE/01/GrFm (the file is provided in a compressed format as its full size is approximately 8MB)
- Letter from Green Farming to Mr C Knowles of NYMNPA dated 05.04.18
- Tilhill Forestry e-mail regarding planting densities dated 29.03.18

The application is essentially to replace the previously approved landscaping drawings with the enclosed.


The application fee of £234 will be paid directly by the applicant. In this respect can you please provide us immediately with BACS payment details and a reference number so that payment can be made today.

Kind Regards

**Andrew McRoyall RIBA**  
**Accredited Conservation Architect**  
**Rural Consultancy Services**

River House, 17 Museum Street, York, YO1 7DJ



 Before printing, think about the environment

NYMNPA

07/12/2018



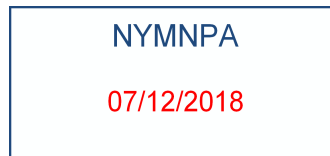
05 December 2018

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

Andrew McRoyall

River House  
17 Museum Street  
York  
YO1 7DJ

Our ref AMcR/1005263



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Yours faithfully

Andrew McRoyall RIBA  
RIBA Accredited Conservation Architect

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Offices and associates throughout the Americas, Europe, Asia Pacific, Africa and the Middle East.

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# GREEN FARMING LTD

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**Fields Farm  
Station Lane  
Cloughton  
Scarborough  
North Yorkshire  
YO13 0AD**

Mr C Knowles  
NYMNP  
The old Vicarage  
Bondgate  
Helmsley  
YO62 5BP

5<sup>th</sup> April 2018

NYMNP

07/12/2018

Dear Mr Knowles

**Re: NYMNP ENQ 11464**

Further to our discussions and with reference to the attached plan I am writing to confirm our reasoning to request a variation to the approved plans re tree planting.

As you are aware now that the buildings are erected and the site work completed it has become clear that the elevation to the North East of the site as viewed from Salt Pans Road is the most in need of screening. To this end we have raised a bank up to this corner and increased the depth and number of trees planted from the end of the existing wood along the eastern side of the site to the house car park.

Again in an attempt to help screen the yard from the north we have also planted trees at a higher density in the triangle to the north west of the site. At our last meeting you raised concerns over the width of the grass track from the yard heading north. The reason we would like to maintain this is to allow access of all machinery to our land in and beyond this area. This access has been maintained in this state for the last 20 years for this purpose, and due to the ground conditions it will become very rutted if we reduce the width. We did asses the view from Salt Pans Road and Hood Lane before planting to check that as the trees develop and grow they will overreach the area which will visually improve the view, but this will of course take some time. This access is important to us because without it, it would mean a much longer trip through the centre of Cloughton to access the land north of the yard, adjacent to the old railway line.

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**DIRECTORS: JM GREEN DJ GREEN**

The new trees are planted at a similar density to those in the existing belt which were planted in 1988. We would suggest that anything greater than this will be counterproductive leading to smaller narrow trees that provide less screening in the long run. After the latest inspection of the existing trees by the forestry commission undertaken in April 2017, the inspector's comments were "All ok, well established canopy closure and canopy at 4-5m. Earlier than normal 1<sup>st</sup> thinning is recommended re wind exposure" This will create more foliage from the tress left in situ.

We have considered and tried planting some larger more established trees in some areas as well but are experiencing a high failure rate of 20% We are replacing these and indeed even with the smaller plants we have already replaced 200 Scots pine in the first growing season. This we are advised is purely down to the exposure of the site, and we have been told that larger plants will not survive well because they are not able to become acclimatised to the environment in the way that smaller ones can.

You will see that we are requesting not to plant the square immediately to the South of the existing Wood. The reason for this is that it will have no effect in any visual screening but does provide us with a sheltered paddock for Cows and calves which we lack at present.

We have not planted close up to the buildings simply because I would like to keep this area free for vehicular access (in particular the farm teleporter) for any building maintenance, especially at high level. It also means that we have a width of grass that can be mown which keeps the perimeter of the site tidy.

I know you are well aware of the fact but it is worth mentioning that this is a long term project, and that it will take approximately 20 years for the trees to become established in this area. We have seen this with those planted nearby in 1988 that are only now become larger mature specimens. The trees planted then and now are a mixture of hard and softwood that will provide an attractive mix of foliage and colour in the years to come.

I hope this covers the points previously raised and explains our reasons for requesting a variation to the original scheme, but please contact me should you require anything further.

Yours faithfully

*Joe Green*

**J M Green**

From: Ian Austermuhle  
Sent: Thursday, March 29, 2018 10:34 AM  
To: Green Farming Ltd  
Subject: Fields Farm - Screen Planting

NYMNPA  
07/12/2018

Good morning Joe,

The screen planting which we carried out during February 2017 around the new buildings at Field Farm was primarily designed to provide appropriate screening once established, but also to tie in with existing, mixed shelterbelts which are situated to the north of the farm. The density of the planting was also set out to mirror existing woodland belts which have established well in the exposed location. Species choice consisted of an appropriate mixture of softwood and hardwoods. The softwood species will not only act as a nurse crop for the hardwoods, but will also provide screening throughout the winter months. The conifer element also gives a greater aesthetic value to the shelter belts.

Shrub species have also been included in the planting scheme. Again, these increase the aesthetic value of the planting and, where possible, they have been used to soften the edges of the screens. The groups of shrubs will eventually give a good variation in overall top height as well as increasing potential habitat value for wildlife around the farm.

Due to the extremely exposed location, the decision was made to use smaller planting stock which would be less vulnerable to the harsh conditions. The tree shelters used will give suitable protection from both the weather and browsing of deer and rabbits. Tree and shrub shelters will only be removed when the shelter belts have become well established and the added protection is no longer required.

Kind regards,

Ian

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Ian Austermuhle ☒ Forest Manager, North and Central England

Tilhill Forestry, Unit 4, Park Farm Courtyard, High Easthorpe, Malton, North Yorkshire, YO17 6QX

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