

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

2017/0422

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

Application for Planning Permission. Town and Country Planning Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting www.planningportal.gov.uk/apply blication of applications on planning authority websites

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

ase complete using block capitals and black ink.

important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application. **Applicant Name and Address**

2. Agent Name and Address

a. ['MO]	_ January and Address	
e: MR First name: ANDREW	Title: First name:	eg i e
tname: FIDDLER	Last name:	
npany tional):	Company (optional):	
: House number: House suffix:]] ,,,,	
SE PEONY BANK FARM	House House suffix:	-6-17
ress 1: AISLABY	name:	= 10
ress 2:	Address 1:	
	Address 2:	
ess 3:	Address 3:	
WH IT'BY	Town:	
ty: NORTH YORKSHIRE	County:	nale e
try:		V = 71
ode: Y021 15 X	Country:	П
	Postcode:	
escription of the Proposal		=
describe the proposed development, including any change of	fuse:	
HANGE OF USE TO A 50	BEDROOM HOTEL	
TERNALLY NO BUILDING L	YORK IS REQUIRED	
Leich ICCA 100 POLCTIVIC I	LINDK 18 OZA.	
-1 LEDCEOKHILON THE	DOGHOUT AND MAINTENAC	00
CIROUNDS		6
building work and	The second secon	
building, work or change of use already started? ease state the date when building,	Yes No	'
use were started (DD/MM/YYYY):	(data must be	
uilding, work or change of use been completed?	(date must be pre-application submission) Yes X No	
ease state the date when the building work	Yes	
e of use was completed: (DD/MM/YYYY):	(date must be pre-application submission)	
	\$Date:: 2013-01-07 #\$ \$Revision: 4679 \$	

Site Ad	dress Details de the full postal address of the application site.	5. Pre-application Advice Has assistance or prior advice been sought from the local authority about this application? Yes No
nit:	House House suffix:	
ouse [HAWKESGARTH LODGE	If Yes, please complete the following information about the advice you were given. (This will help the authority to deal with this
ddress 1:	STATION ROAD	application more efficiently).
ddress 2:	HAWSKER	known, and then complete as much as possible:
ddress 3:	OV 11 120 V 1111 V	Officer name:
own:	WHITBY	and the second s
ounty:	me badeldica ad you early much partiarque at the	Reference:
ostcode optional):	VO22 4LB of location or a grid reference.	Date (DD/MM/YYYY): (must be pre-application submission)
must be co	ompleted if postcode is not known).	Details of pre-application advice received?
Easting: Description	Northing:	Details of pic application
Descriptio		The state of the s
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	alla an n	
to or from Is a new o access pro the public Are there provided Are there rights of within or Do the pr /extingui creation	raltered vehicle access proposed the public highway? Yes Nor raltered pedestrian oposed to or from thighway? Yes Nor any new public roads to be within the site? Yes Nor any new public way to be provided adjacent to the site? roposals require any diversions ishments and/or of rights of way? Inswered Yes to any of the above questions, please show on your plans/drawings and state the reference of the planings(s)	If Yes, please provide details: EXISTING FENCED OFF REFUSE AREA Have arrangements been made for the separate storage and collection of recyclable waste? If Yes, please provide details:
With res	thority Employee / Member spect to the Authority, I am: (a) a member of staff (b) an elected member (c) related to a member of (d) related to an elected member of	nember
ir yes,	please provide details of the harrey	

	Existing (where applicable)		Proposed	Not	applicable N N
Walls	Wil guess for			Table 11 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
Roof		y:			(
Windows	j e e e e e e e e e e e e e e e e e e e			×	3 [
Doors	n de			Þ	
Boundary treatments (e.g. fences, walls)	Age to the first of the second	r II.		7	3 -
Vehicle access and hard-standing	=		Ass	Þ	₹ □
Lighting		Y 24 1.	29 JUN 2017	1	1 [
Others (please specify)	the market and the "V		017		7 C
	tional information on submitted plan(s ences for the plan(s)/drawing(s)/design			?? Yes	Ŋ N
C. Vakiala Baykiya	The transfer of the control of the c				
 Vehicle Parking Please provide inform 	l nation on the existing and proposed n	umber of o	s elta naulina enaege.		
Type of Vehicle			proposed (including spaces retained)	Difference	
Cars	22		LL	In spaces	
Light goods vehicl public carrier vehic			7-4-		11
Motorcycles	7	a lip	V ** * E		
Disability space:	S		10	1 1 1 1 1 1 1 1	
Cycle spaces			3 8 1 1 1 1 1 1	P (
Other (e.g. Bus)			ter in Ny av	to and if	
Other (e.g. Bus)			s to the first of the	1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1	al I

11. Foul Sewage	12. Assessment of Flood Risk
Please state how foul sewage is to be disposed of:	Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and
Mains sewer Cess pit	consult Environment Agency standing advice and you cal planning authority requirements for information as necessary.)
Septic tank Other	Yes No
Package treatment plant	If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.
Are you proposing to connect to the existing drainage system? Yes No	Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? Yes No
If Yes, please include the details of the existing system on the application drawings and state references for the	Will the proposal increase the flood risk elsewhere? Yes No
plan(s)/drawing(s):	How will surface water be disposed of?
	Sustainable drainage system Existing watercourse
	Soakaway Pond/lake
	Main sewer
13. Biodiversity and Geological Conservation	14. Existing Use
	Please describe the current use of the site:
To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological	FORMER NURSING HOME
conservation features may be present or nearby and whether they are likely to be affected by your proposals.	e or and and
Having referred to the guidance notes, is there a reasonable	Is the site currently vacant?
likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to	If Yes, please describe the last use of the site:
or near the application site?	AS ABOVE
a) Protected and priority species: Yes, on the development site	
Yes, on land adjacent to or near the proposed development	
No No	When did this use end (if known)? DD/MM/YYYY (date where known may be approximate) MARCH 2017
b) Designated sites, important habitats or other biodiversity features:	Does the proposal involve any of the following? If yes, you will need to submit an appropriate contamination
Yes, on the development site	assessment with your application.
Yes, on land adjacent to or near the proposed development No	Land which is known to be contaminated? Yes No
c) Features of geological conservation importance:	Land where contamination is suspected for all or part of the site?
Yes, on the development site	A proposed use that would
Yes, on land adjacent to or near the proposed development	be particularly vulnerable to the presence of contamination?
No No	1 10 = 1
15. Trees and Hedges	16. Trade Effluent
Are there trees or hedges on the	Does the proposal involve the need to dispose of trade effluents or waste?
proposed development site? Yes No And/or: Are there trees or hedges on land adjacent to the	If Yes, please describe the nature, volume and means of disposal
proposed development site that could influence the development or might be important as part	of trade effluents or waste
of the local landscape character? If Yes to either or both of the above, you may need to provide a full	
Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be	v ₁ = × ₁ , , •
submitted alongside your application. Your local planning authority should make clear on its website what the survey should	
contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.	Λ =
acingin, acinominon and construction - neconfinendations.	

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Market	Not	T	AT III III III			rooms	Total	Market		1.5				frooms	Tota
Housing	known	1	2	3				Housing	Not known	1	Num 2	ober o	4+		
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Flats and maisonettes							Ē	Flats and maisonettes	s 🗆						b
Live-work units							77	Live-work units							r
Cluster flats							d	Cluster flats					m K		C.
Sheltered housing							L ^F	Sheltered housing			(11)	115 2	T.		E
Bedsit/studios							1	Bedsit/studios				ille e		i im K Vi	7
Unknown type							- G	Unknown type							213
	T	otals	s (a + l	b+c+	d+e	2+f+g)=	-2(T	otal	s (a + l	b+c+	- d + 1	e+f+g)=	- E
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Flats and maisonettes	+	-		-	-	-	47	Houses				_			
Live-work units		_		-	<u> </u>		10	Flats and maisonettes			To.	1 1,		1	= 1 ₁
Cluster flats		_		-	<u> </u>		-	Live-work units		_		1 110		11 1	3;
		<u> </u>	_		<u> </u>		Ø	Cluster flats		_					d
Sheltered housing			_	<u> </u>			C	Sheltered housing							C
Bedsit/studios			-				1.6	Bedsit/studios							Ī
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Intermediate	known	1	2	3		Unknown		Intermediate	Not known	1	Numb 2	ber of		Unknown	Total
Houses				/		MI	- ju-	Houses			i i				
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Live-work units			1		~	9 111	ID	Live-work units							
Cluster flats						2011 50	195	Cluster flats							ď
Sheltered housing						ľ	7	Sheltered housing							10
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Key worker	Not known	1	Numb 2	per of E		oms T Unknown	Total	Key worker	Not _ known	1	Numb	per of I		ooms Unknown	Total
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					787.02	1 2.	In			City.	u i u	re,	ITC.	F1+g/-	
Total proposed re				(A + B			-	Total existing re							-

If yo	u have answe	red Yes to th	-	estion above plea	se add details	in the follow	ing table:	
Us	se class/type	of use	Existing gross internal floorspace (square metres)		Gross internal to be lost by use or den (square n	change of nolition	Total gross internal floorspace proposed (including change of use)(square metres)	Net additional gross internal floorspace following development (square metres)
A1	Sho	ops			Part J.			
	Net trada	ible area:						
A2	Financ	ial and al services						
А3		s and cafes						Y a feetball
A4	Drinking est	ablishments						7 7 18 1 1
A5	Hot food t	takeaways					1	= = 1 = = = = = = = = = = = = = = = = =
B1 (a)	Office (oth	er than A2)					T _o to a to still po	1
B1 (b)		ch and pment						
B1 (c)		dustrial		1 1	at Shirt	7		mad y and a sign of side.
B2		ndustrial	$\overline{\Box}$		TANK			1 8 85.4
B8		distribution			1.1			1 - 21 - 11 - 1
C1	Hotels an	d halls of					681	DA
C2		ence institutions					I NAM!	-17
D1	Non-res	idential	H				MULDO	1511
D2		utions and leisure	П				63	
OTHER	Assembly	and leisure	H					
Please			H					
Specify			Ш				0.111	
		tal		3		7 J. J. J.		
In ad Use		tels, resident Not		ng rooms to be l		7	licate the loss or gain of a	
class	Type of use	applicable	LAISU	of use or dem	olition	ch	anges of use)	Net additional rooms
C1	Hotels	×						
C2	Residential Institutions						2 1	
OTHER								
Please Specify	11			11				
9. Em	ployment	11	F T					
lease c	omplete the	following inf	ormat	tion regarding en	nployees:			
	Full-time				Part	-time		al full-time Juivalent
Ex	Existing employees 💍			0				
Pro	posed emplo	yees 20						
0. Ho	urs of Ope	ning						
			ning fo	or each non-resid	ential use prop	osed:		
Use Monday to Friday					Saturda	у	Sunday and Bank Holidays	Not known
Ho.	TEL.	80	am '	- 12midnigh	t . 8	cim -	12 midnight	1
	1 1 × 1		lia I	"	-11-	,		
								V V

22. Industrial or Commercial Proce	sses	and Mac	hinery			e swyneship Certificates
Please describe the activities and processes be carried out on the site and the end produplant, verestion or air conditioning. Please type of meaning which may be installed or	icts in	cluding	NIA	MO 30 314	Districto Ki ma agaievett Light is stanti	One Certificaty A, N.C. or D, must Town and Country Planning I a mody the applicant declines to all of
Is the proposal a waste management develor If the answer is Yes, please complete the foll	• • • • • • • • • • • • • • • • • • • •		es D	₹ No	Paralla o egy ny	the state of the free state of the free of the state of t
if the distret is respondence complete the following	<u> </u>	Ī		2		*** x(=1x*, 1X*, -1 = x)**
t kaladrá mhan atadhura e isast mh	Not applicable	The tota including allowand tonnes	engineeri e for cove	ng surcharg r or restorat	in cubic metres, le and making no tion material (or if liquid waste)	Maximum annual operational throughput in tonnes (or litres if liquid waste)
Inert landfill	×	in an Ari	anda mir	to ago out to	of days of the	Tary of the West West Market
Non-hazardous landfill	凶			SETTING.		dhe e dhe shiri dharre a spilei San l'and nathe riter, qui he pen pere
Hazardous landfill	iXi	- b	4-7			
Energy from waste incineration	X					
Other incineration	X					
Landfill gas generation plant						
Pyrolysis/gasification	司					
Metal recycling site	司					
Transfer stations	ᆔ				V	
Material recovery/recycling facilities (MRFs)	司					
Household civic amenity sites	눼					
Open windrow composting	귀					
In-vessel composting	뉘					
Anaerobic digestion	뉘					
Any combined mechanical, biological and/ or thermal treatment (MBT)	峀			-	/	
Sewage treatment works	П		-			
Other treatment	司	AT STATE	Yanasa II	40		1/2
Recycling facilities construction, demolition	긁					29 AMAIN
and excavation waste Storage of waste	귀		n D		1 1150	Sty, VA
Other waste management	井		A second	v area de la		20157
Other developments	井					are to the state of the state o
Please provide the maximum annual operation		about	-445 a falla			
Municipal)riai u	nrougnput	or the rollo	wing waste	e streams:	
Construction, demolition and ex	cavat	ion				
Commercial and industria		1011				1 11
Hazardous	-					
lf this is a landfill application you will need to planning authority should make clear what in	provi iform	de further i ation it requ	nformatio uires on its	n before you website.	ur application can	be determined. Your waste
23. Hazardous Substances						
Does the proposal involve the use or storage of the following materials in the quantities state.	of any	of	·	J⁻No	Mat applicat	•
f Yes, please provide the amount of each sub			_	7 140	Not applicat	DIE
Acrylonitrile (tonnes)		ylene oxide]	Phosgene (tonnes)
Ammonia (tonnes)	łydro	gen cyanide	e (tonnes)] Sulp	ohur dioxide (tonnes)
Bromine (tonnes)	Lic	quid oxyger	(tonnes)			Flour (tonnes)
Chlorine (tonnes)	ıid pe	troleum gas	s (tonnes)		Refined	white sugar (tonnes)
Other:				ther:		*dan office branks
mount (tonnes):				mount (ton	nacl:	

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24. Ownership Certificates			Dept 11 mattint 316
One Certificate A, B, C, or D, must be		gether with the Agricultural Holdings Certificate with t	this application form
Town and Country Planning (Dev	elopment Man	E OF OWNERSHIP - CERTIFICATE A agement Procedure) (England) Order 2010 Certificate	under Ar() 12
I certify/The applicant certifies that on the owner (owner is a person with a freehold int which the application relates.	day 21 days be erest or leasehol	fore the date of this application nobody except myself/th Id interest with at least 7 years left to run) of any part of the	ne applican\ √as the land or building to
Signed - Applicant:		Or signed - Agent:	Date (DD/MM/YYYY):
	G 1 X 10	To the state of th	26.6.17
Taken limed a Cons	CEDTISICATI	E OF OWNERSHIP - CERTIFICATE B	
I certify/ The applicant certifies that I have	e lopment Man a e/the applicant , was the owner	agement Procedure) (England) Order 2010 Certificate has given the requisite notice to everyone else (as listed r (owner is a person with a freehold interest or leasehold inte	below) who, on the day
Name of Owner		Address	Date Notice Served
7			
			1 04
		10 to	
Signed - Applicant:		Or signed - Agent:	Date (DD/MM/YYYY):
-13.10		- 4	
		E OF OWNERSHIP - CERTIFICATE C	
I certify/ The applicant certifies that: Neither Certificate A or B can be is All reasonable steps have been to	ssued for this ap	agement Procedure) (England) Order 2010 Certificate oplication the names and addresses of the other owners (owner is a fit to run) of the land or building, or of a part of it, but I have	person with a freehold
Name of Owner		Address	Date Notice Served
		MAN SOLL	
- 10 strate to 11 to 1 to 1			
		The second secon	T newstant to
	307	Var. 1 1 20 20 10 10 10 10 10 10 10 10 10 10 10 10 10	- the 1 - 5 min - 100 min
		Joseph Communication of the Co	
i "-28tha Sabh al-barid sa ar ai			normal with
Notice of the application has been publish (circulating in the area where the land is s	ned in the follov ituated):	wing newspaper On the following date (which than 21 days before the date	h must not be earlier e of the application):
H 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		and gravely a positi	
Signed - Applicant:	l I	Or signed - Agent:	Date (DD/MM/YYYY):

Town and Country Planning (Del) I certify/ The applicant certifies that: Ificate A cannot be issued for An reasonable steps have been date of this application, was the of any part of the land to which the steps taken were: Notice of the application has been publicity of the land is the land is steps.	CERTIFICATE evelopment Mana or this application taken to find out the owner (owner is a) this application rel	ne names and person with a lates, but I ha	d addresses o freehold inte ve/ the appli	gland) Order 2010 Certificate f everyone else who, on the da rest or leasehold interest with at cant has been unable to do so.	y 21 days before least 7 years left to	the orun)
Signed - Applicant:		Or signed - A	gent:	# *** RM **	Date (DD/MM/Y	YYY):
(A) None of the land to which the applic Signed - Applicant: (B) I have/The applicant has given the re-	AGRICULTO relopment Manage Itural Land Declarat cation relates is, or is	ement Proce tion - You Mu s part of, an a Or signed - Ag	ist Complete agricultural h	end) Order 2010 Certificate u Either A or B olding.	Date (DD/MM/Y	
before the date of this application, was a as listed below: Name of Tenant	tenant of an agric	ultural holdii	Address	art of the land to which this ap	plication relates, Date Notice Ser	ved
			WAR TO SELL	Ž		
Signed - Applicant:	0	Or signed - Ag	jent:		Date (DD/MM/Y	YYY):
26. Planning Application Requirelesse read the following checklist to main an arrest to required will result in your age the Local Planning Authority has been suffice original and 3 copies of a completed application form: The original and 3 copies of the plan which the land to which the application relates dentified scale and showing the direction form and 3 copies of other plans and 5 copies of other plans and 6 original and 6 copies of other plans and 6 original and 8 copies of other plans and 6 original and 8 copies of other plans and 6 original and 8 copies of other plans and 6 original and 8 copies of other plans and 8 original and 9 copies of other plans and	ke sure you have se oplication being de- bmitted. and dated ch identifies drawn to an n of North:	ent all the info temed invalid	I. It will not be The correct for the original if required (so the original Ownership Cornel original original in the original	e considered valid until all info	ormation required ccess statement, es for details): , dated olicable): , dated	Iby 🖄

27. Declaration	trafficions, reinfieldingsmed in
I/we hereby apply for planning permission/consent as described in the information. I/we confirm that, to the best of my/our knowledge, any genuine opinions of the person(s) giving them.	sis form and the accompanying plans/drawings and additional facts stated are true and accurate and any opinions given are the
Signed - Applicant: Or signed - Agent:	Date (DD/MM/YYYY):
need a make a market and a mark	26.6.17 (date cannot be pre-application)
28. Applicant Contact Details	29. Agent Contact Details
Telephone numbers	Telephone numbers
Country code: National number: Extension number:	Country code: National number: Extension number:
Country code: Mobile number (optional):	Country code: Mobile number (optional):
Country code: Fax number (optional):	Country code: Fax number (optional):
Email address (optional):	Email address (optional):
Logo PACA CONTROL	The Fe Colored Direction of
30. Site Visit	Characterist is some linear
Can the site be seen from a public road, public footpath, bridleway or	other public land? X 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)	Agent Applicant Other (if different from the agent/applicant's details)
If Other has been selected, please provide:	1.7
Contact name:	Telephone number:
01.1	
Email address:	

