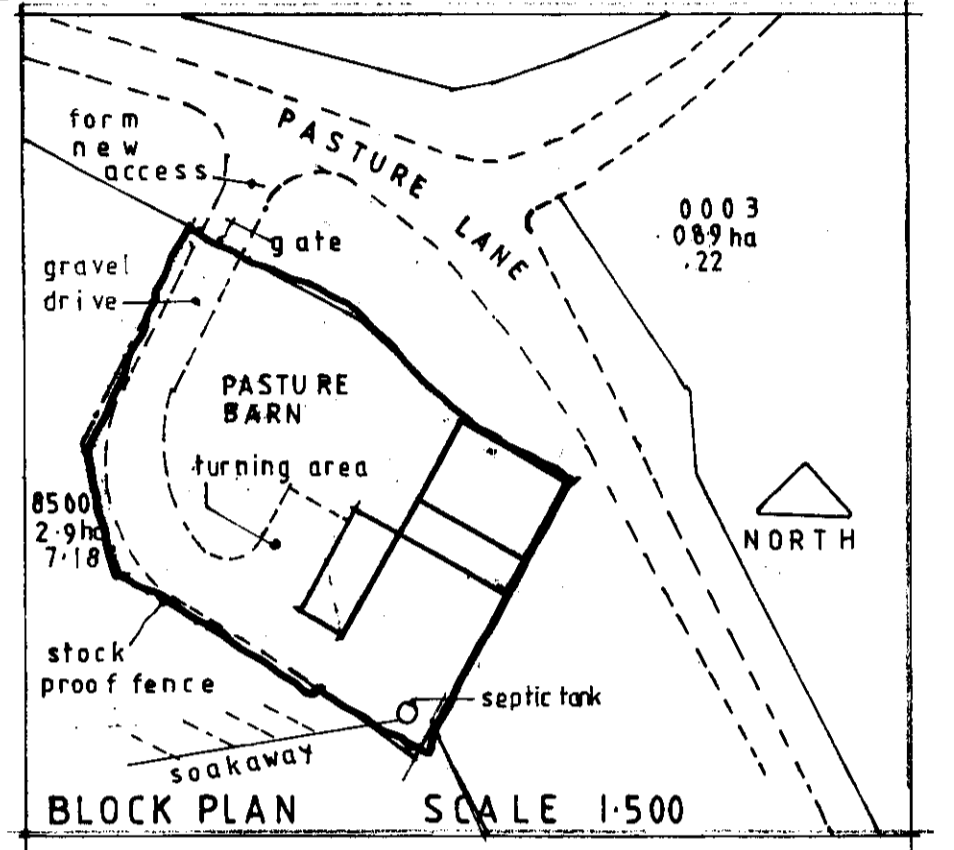
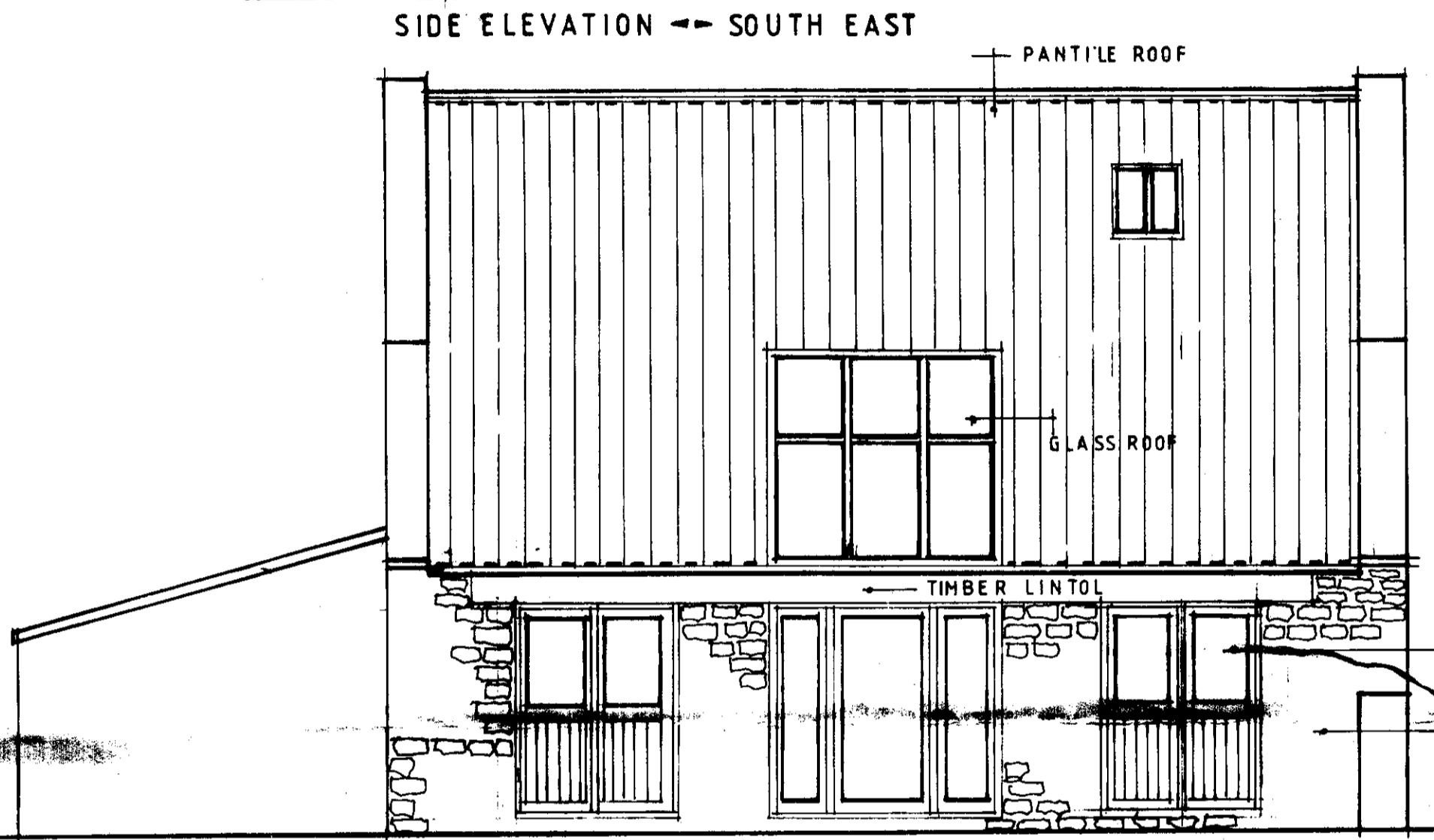
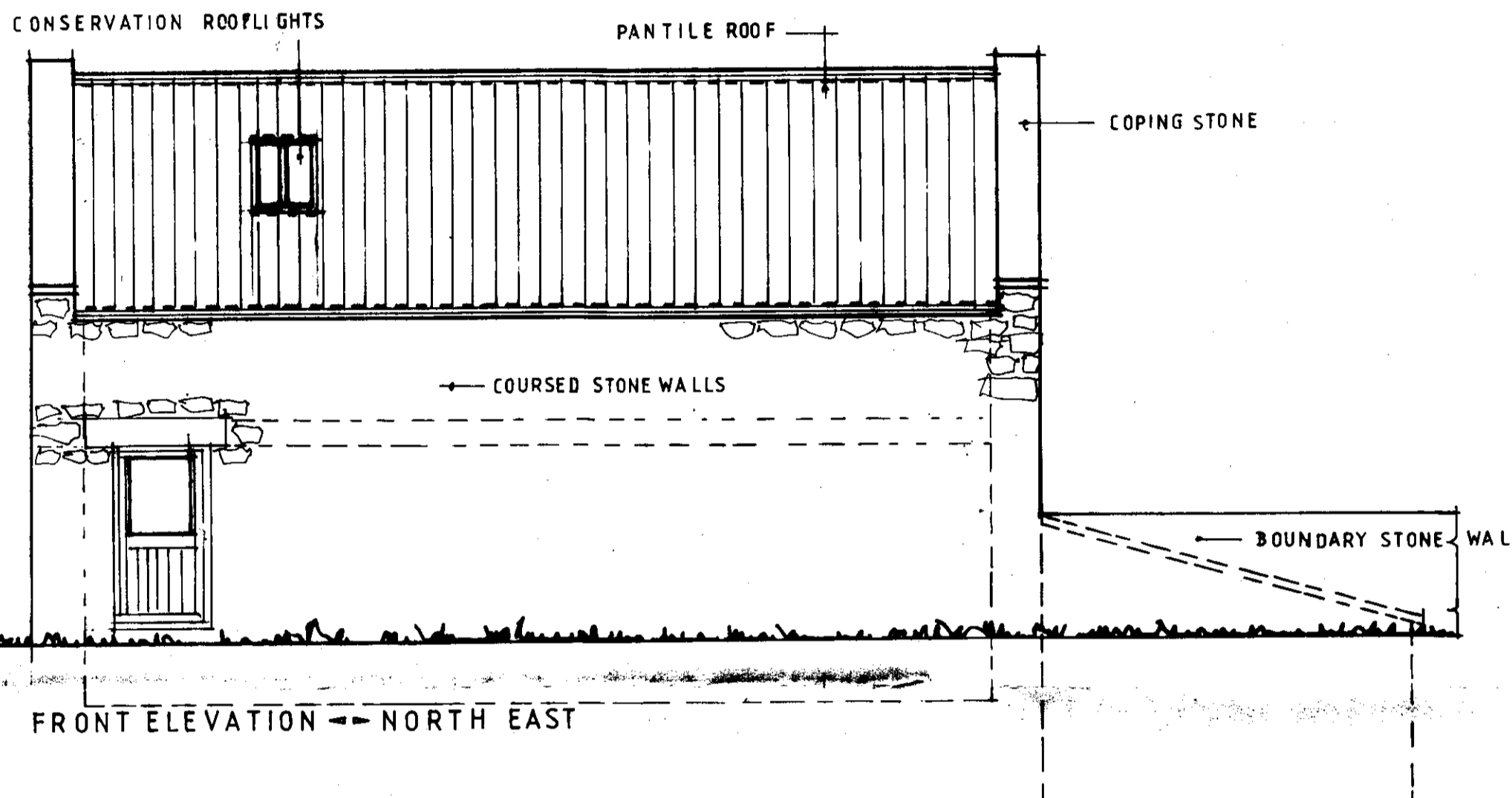
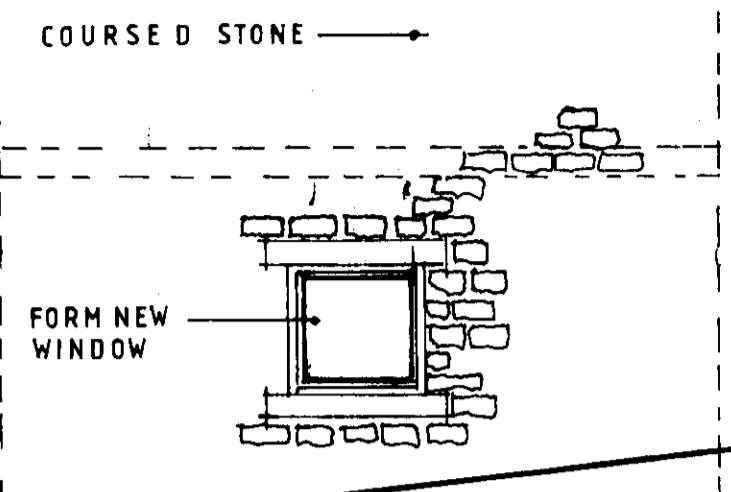
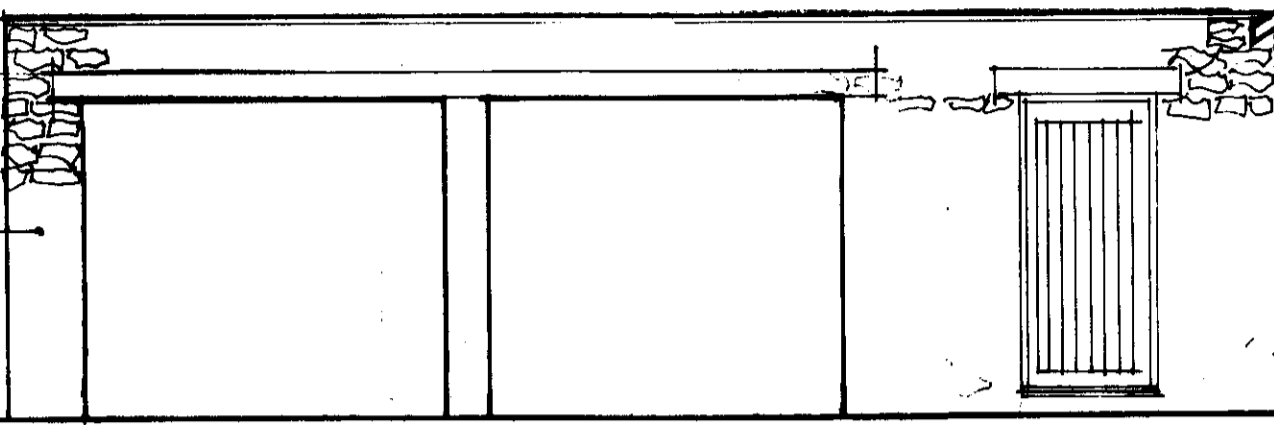
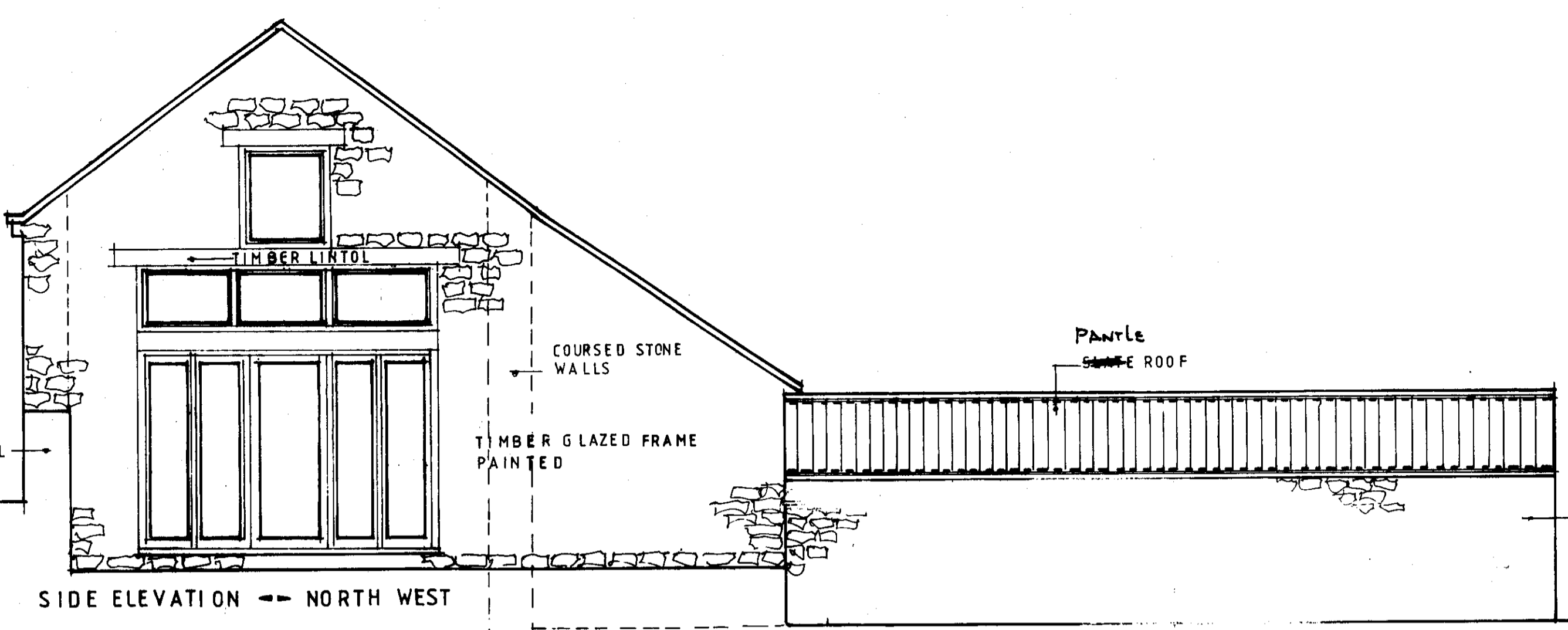


NOTES:  
All dimensions must be checked on site and not scaled from this drawing.

EMNPA  
- 5 MAR 2008



Date	Revisions

H. ATKINSON  
architectural designs  
22 Burgate  
Pickering  
YO187AU.

Tel: 01751 477722

Client  
MR and MRS. TODD

Job Title  
CHANGE OF USE OF BARN TO FORM  
TWO BEDROOM HOLIDAY COTTAGE  
AT PASTURE BARN  
MOUNT PLEASANT FARM  
PASTURE LANE  
LOCKTON

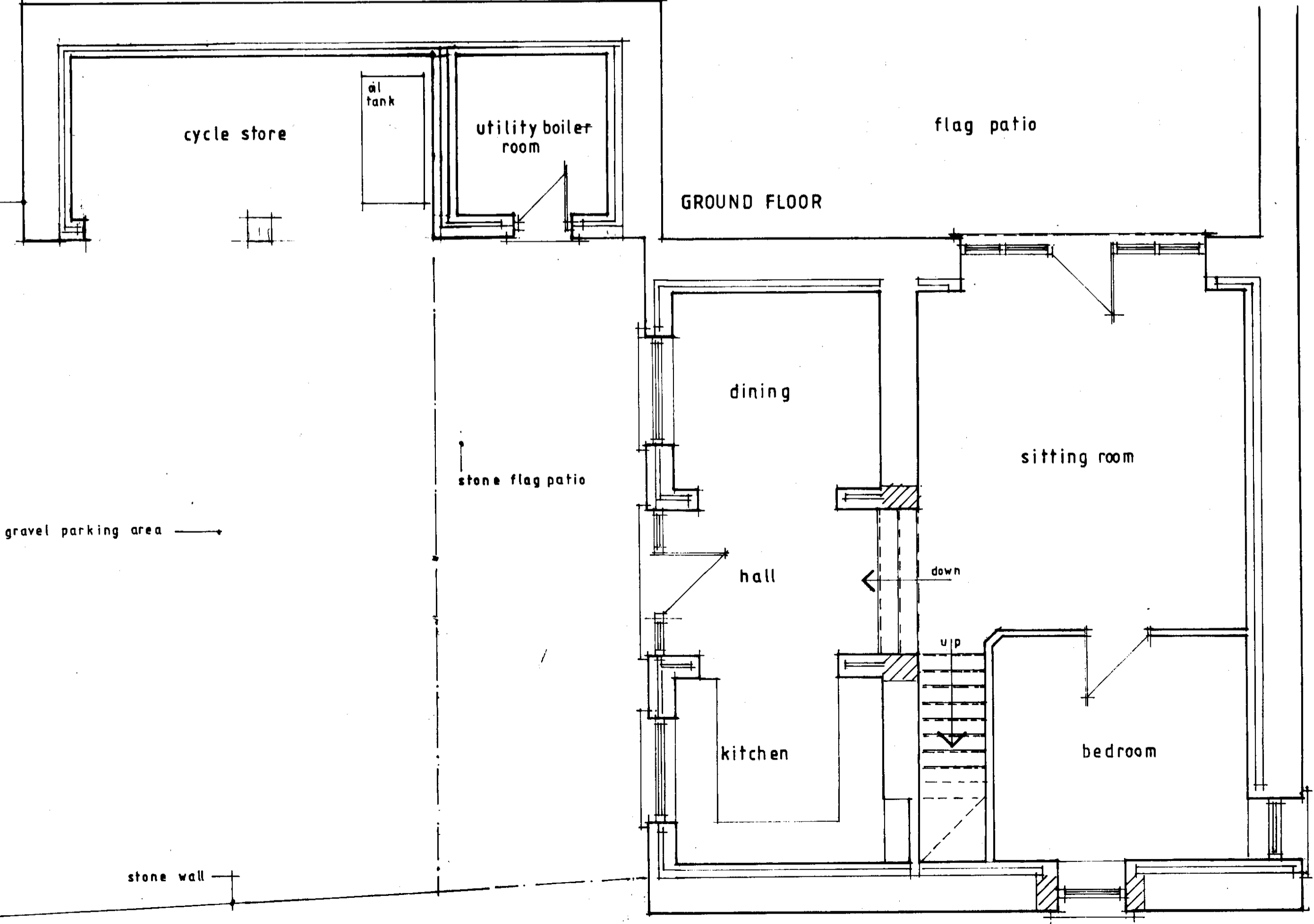
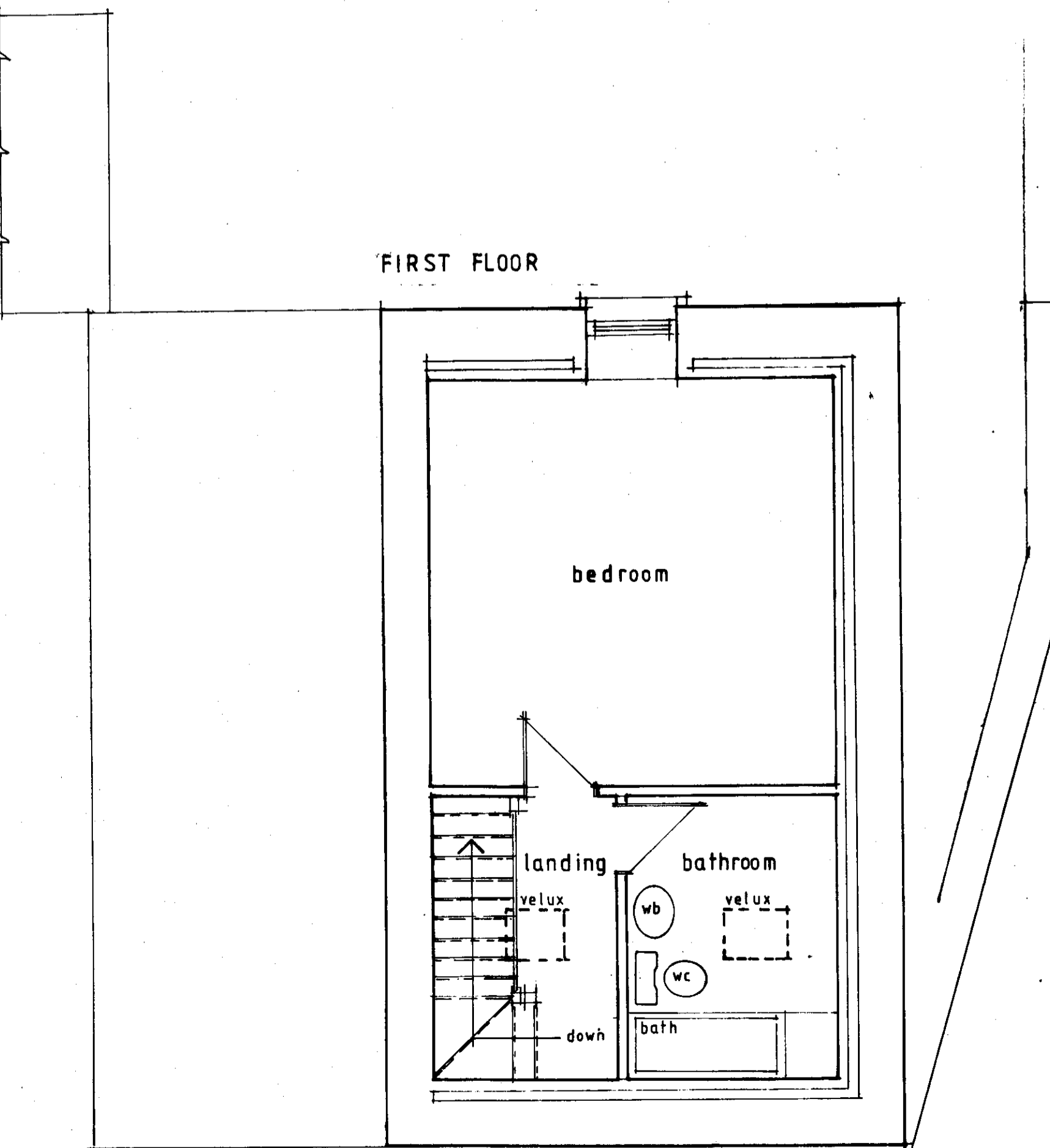
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AND ELEVATIONS.

Scale  
1:50

Date DEC 2007 Drawn by HA

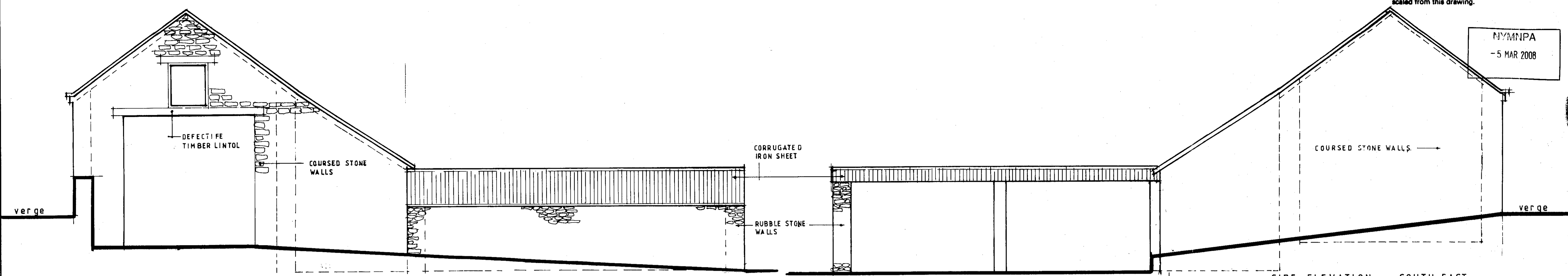
Dr. No.  
ATK 07/34 - 2 of 2

Rev.



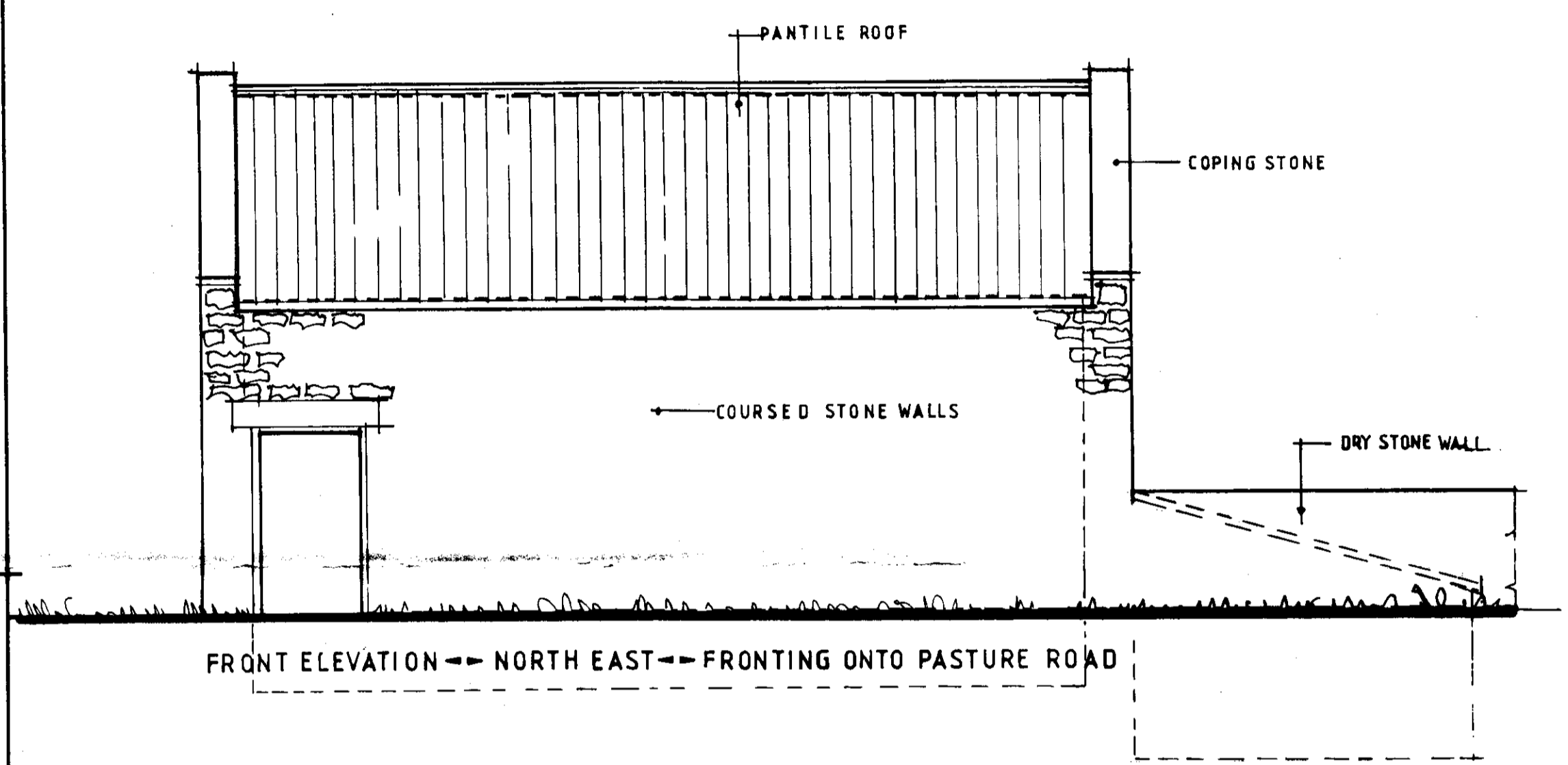
NOTES:  
All dimensions must be checked on site and not scaled from this drawing.

NYMNP  
-5 MAR 2008

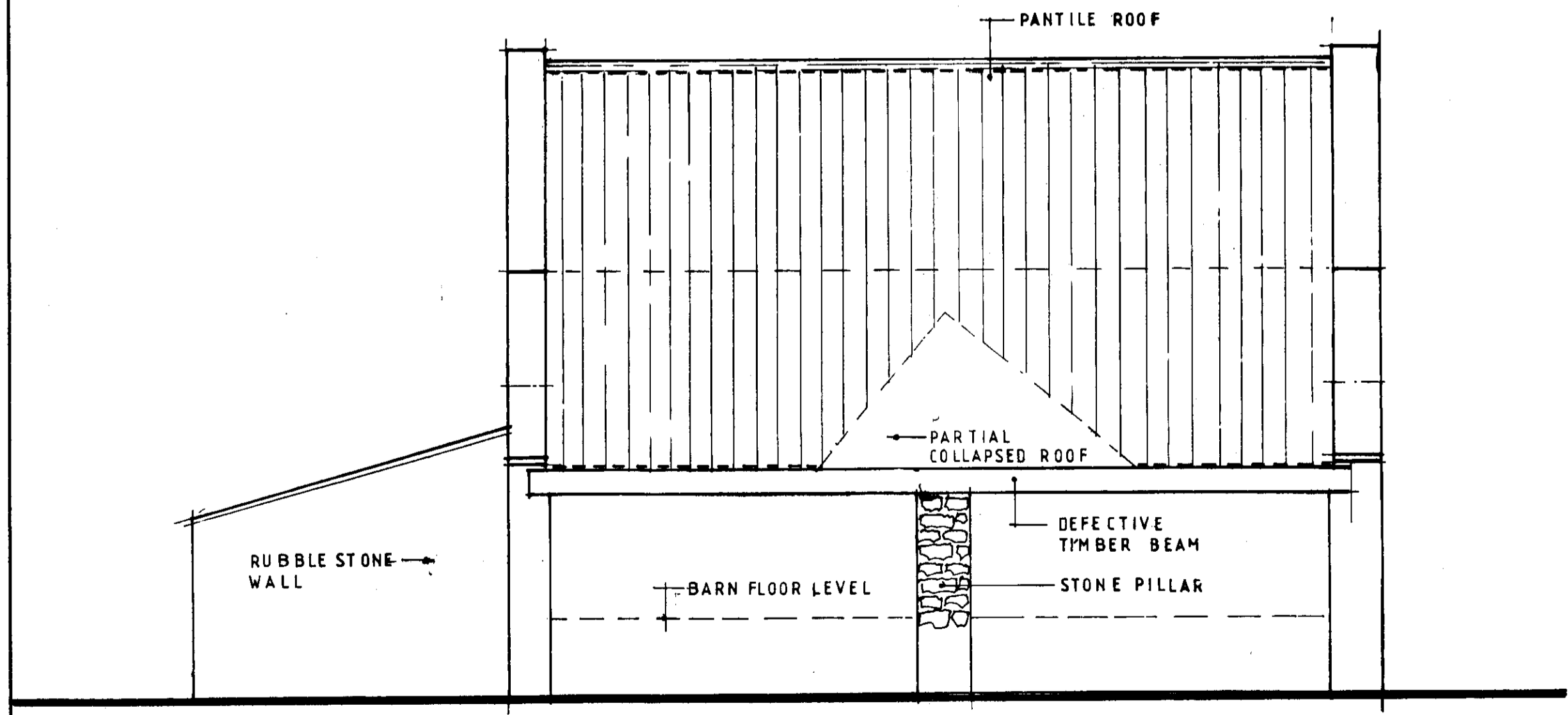


SIDE ELEVATION -- NORTH WEST

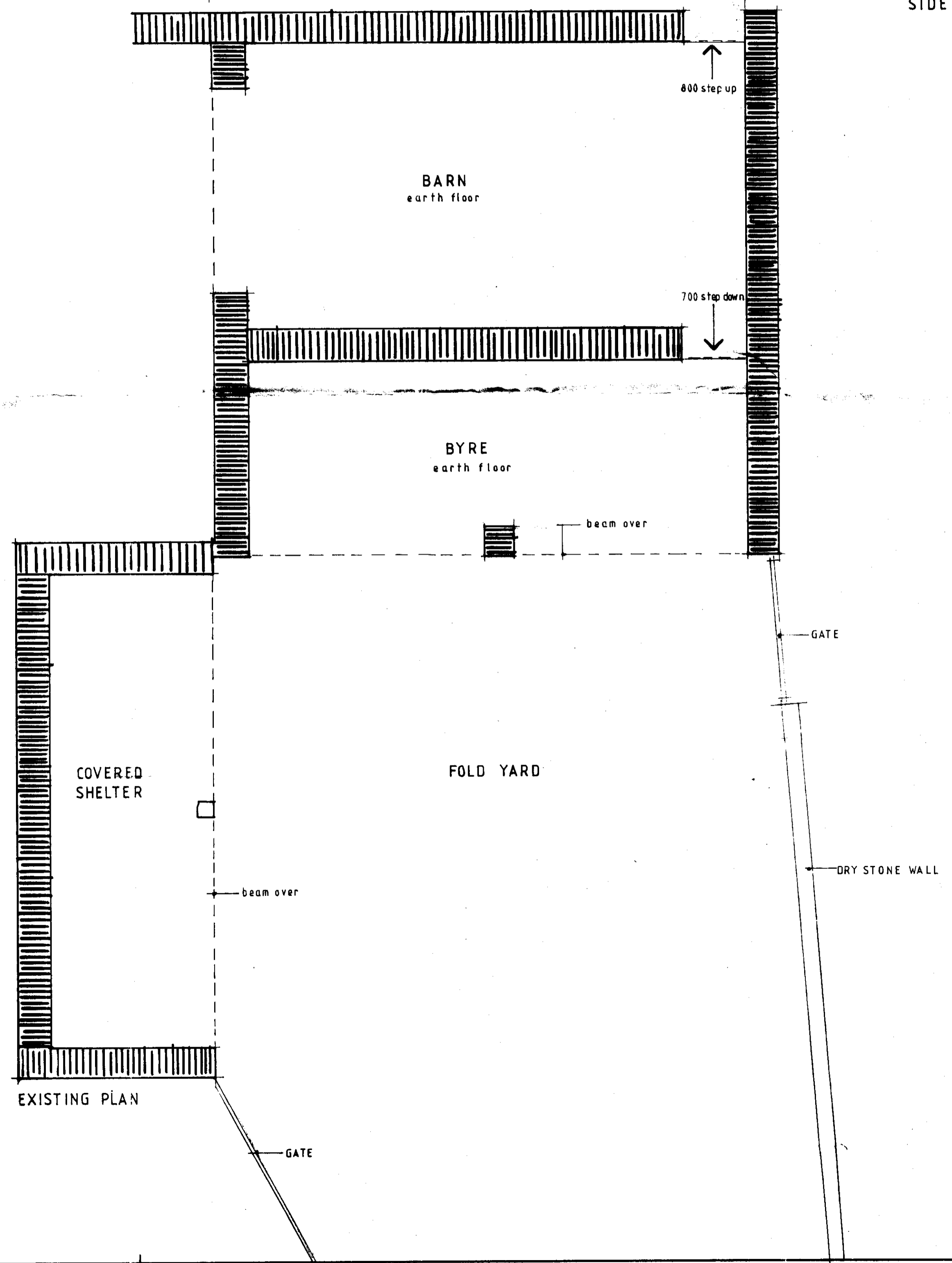
SIDE ELEVATION -- SOUTH EAST



FRONT ELEVATION -- NORTH EAST -- FRONTING ONTO PASTURE ROAD



REAR ELEVATION -- SOUTH WEST



EXISTING PLAN

A	Date	Revisions

H. ATKINSON  
22 BURGATE  
PICKERING  
YO18 7AU.

TEL 01751 477722

Client  
MR and MRS. TODD

Job Title  
CHANGE OF USE OF BARN TO  
FORM TWO BEDROOM HOLIDAY  
COTTAGE  
AT PASTURE BARN  
MOUNT PLEASANT FARM  
PASTURE LANE  
LOCKTON

Drawing Title  
SURVEY DRAWING.  
EXISTING PLAN  
AND ELEVATIONS.

Scale 1:50

Date DEC 2007 Drawn by HA

Dr. No. ATK 07 / 34 - 1 of 2 Rev.

SE 8691

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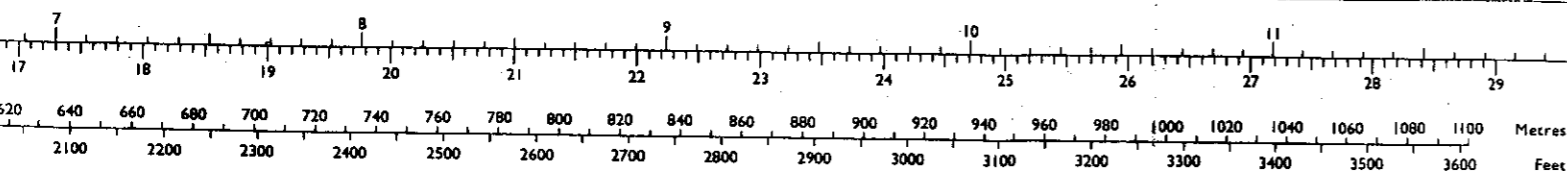
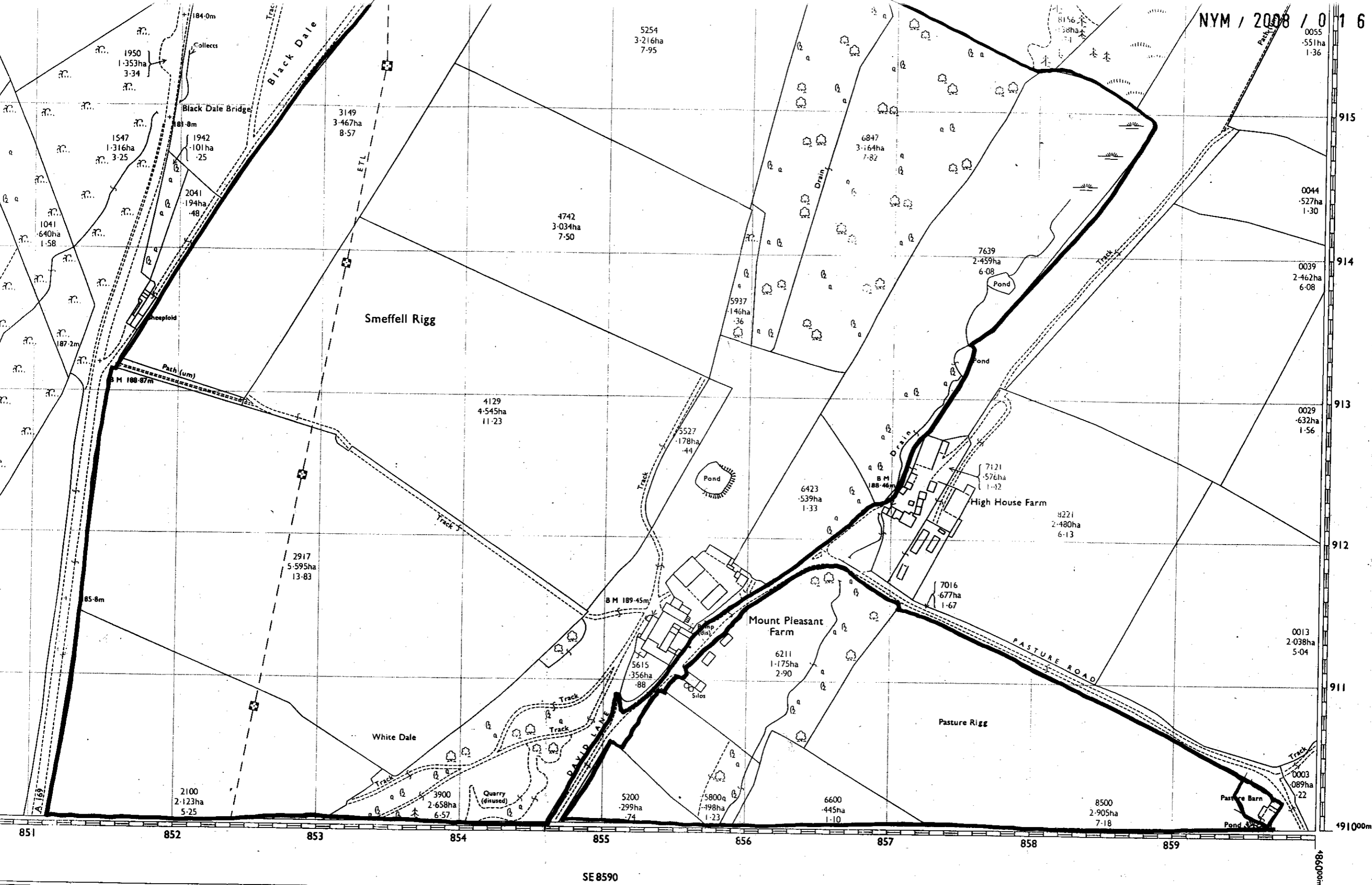
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**BOUNDARIES**

ENGLAND & WALES  
 County.....  
 District.....

SCOTLAND  
 Region or Islands Area.....  
 District.....

Made and published by the Director General of the Ordnance Survey, Southampton.

**MINPA**

**AREAS**  
 Area measurement is to plan edge only.  
 The number and area, in hectares (ha) and acres, is shown within each parcel of land.

EXAMPLE:  
 4267..... parcel number  
 1.809ha..... area in hectares  
 4.47..... area in acres

When identifying a parcel it is important to specify the number of the plan on which it falls.  
 Enclosures or features joined for measurement of area.....  
 Limit of area within which individual parcels are not shown.....

To convert hectares to acres multiply by 2.471 05

**- 5 MAR 2008**

**SECTION 4 BUSINESS, RETAIL OR OTHER COMMERCIAL USE**

**18. Proposed use**

Which of the following is involved in the development?

Business  Retail

Other (please specify)

If industrial, please describe the process

Is the proposal part of a larger scheme? YES / NO (delete as appropriate)

**19. Floor space**

Please provide the measurements of the following:

Total floor space of all buildings to which this application relates

Industrial floor space

Office floor space

Retail trading floor space

Storage floor space

Warehouse floor space

Other

Existing m<sup>2</sup> Proposed m<sup>2</sup>

**20. Employment**

a) How many staff in total will be employed on the site as a result of the proposed development?

b) How many of the employees will be new staff?

c) If staff are to be transferred from other premises, how many will be affected?

Industrial Other

**21. Car parking**

How many car parking spaces are to be provided?

**22. Traffic**

How many vehicles will be visiting the site each day?

**23. Hazardous materials**

Please read Note 23 in the accompanying booklet. Does the proposal involve use or storage of hazardous materials? YES / NO (delete as appropriate) If YES, please state which materials.

Please go back to Section 5 on page 2

Please send or deliver to:  
**The North York Moors National Park,**  
**The Old Vicarage, Bondgate,**  
**Helmsley,**  
**York YO62 5BP**



**Application Form**  
 Please read the booklet  
 Planning Application  
 before filling in this form

For office use only

Ref:

Admin Ref: 08/168

Date valid:

Grid ref: SE 85956, 91014

**SECTION 1 YOUR DETAILS**

**1. Applicant**

Name MR & MRS. I. TODD.

Address MOUNT PLEASANT FARM  
 DAVID LANE,  
 LOCKTON, PICKERING.

Post Code YO 18 7NU.

Tel No

**2. Agent**

Name H. ATKINSON

Address 22 BURGATE  
 PICKERING.

Post Code YO 18 7AU.

Tel No

**3. Applicant's interest in the land**

OWNER

**SECTION 2 YOUR PROPOSAL**

**4. Full postal address or location of the application site**

PASTURE BARN, MOUNT PLEASANT FARM, PASTURE  
 BANE, LOCKTON, PICKERING.

**5. Applicant's interest in adjoining land**

OWNER.

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 - 5 MAR 2008

**6. Brief description of proposed development**

CHANGE OF USE OF BARN TO FARM, TWO BEDROOM  
 HOLIDAY COTTAGE

**SECTION 3 YOUR APPLICATION**

**7. Type of application (please tick ONE box only)**

- A. Full application including building works
- B. Application for change of use (no building works)
- C. Outline application
- D. Reserved matters application
- E. Removal or variation of condition
- F. Renewal of temporary permission

go to Question 12  
 go to Question 12  
 go to Question 8  
 go to Question 9  
 go to Question 10  
 go to Question 11

**8. Outline Application**

What is the area of the site?

Please tick those details which you wish the Planning Committee to consider formally at this stage.

- Layout
- Scale
- Appearance
- Access
- Landscaping
- None

go to Question 12

**9. Reserved Matters Application**

Date of outline permission \_\_\_\_\_ Application No \_\_\_\_\_

Please tick those details which you wish the Planning Committee to consider formally at this stage.

- Layout  Scale  Appearance  Access  Landscaping

go to Question 12

**10. Removal or variation of condition**

Date condition imposed \_\_\_\_\_ Application No \_\_\_\_\_

Condition No \_\_\_\_\_

go to Question 12

**11. Renewal of temporary permission**

Date permission granted \_\_\_\_\_ Application No \_\_\_\_\_

**12. Use**

What is the building / land used for at present? DISUSED BARN & FOLD YARD.

If it is unused at present, what was its last use? \_\_\_\_\_

and on what date did it stop being used for this? (if known) \_\_\_\_\_

**13. Access**

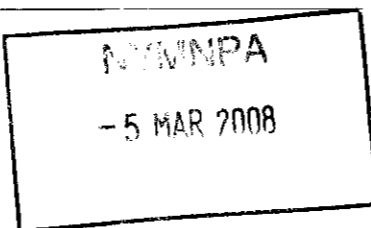
Does your proposal require new or altered access? YES / ~~NO~~ (delete as appropriate)

If YES, please tick the relevant boxes:

New access to a road  Vehicular  Pedestrian

Altered access to a road  Vehicular  Pedestrian

Even if no alterations or changes are being sought, access arrangements will need to be described in the 'design and access statement'.



**14. Water Supply and Drainage**

Please state (Please tick one box in each section) the method of:

Water Supply  Mains  Private ~~existing/proposed\*~~

Surface Water Disposal  Public Surface Water Sewer  River/Stream ~~existing/proposed\*~~

Soakaway  Other ~~existing/proposed\*~~

Foul Sewage  Public Foul Sewer  Septic Tank  Cesspit  Other ~~existing/proposed\*~~

\*delete as appropriate

Note: If foul drainage is not to be via a public foul sewer, a drainage assessment will be required. Please see Question 14 in the accompanying booklet.

**15. Trees**

Does the application involve: Felling or lopping trees / hedgerows ~~YES~~ / NO (delete as appropriate)

Planting trees ~~YES~~ / NO (delete as appropriate)

**16. Materials**

Walls STONE, WOOD WINDOWS.

Roof PANTILES.

**17. Is your application for business, retail or other commercial use?**

~~YES~~ / NO (delete as appropriate) If NO go to Section 5  
If YES please complete Questions 18 - 23 of Section 4 on page 4 of this form

**SECTION 5 WHAT YOU NEED TO INCLUDE WITH YOUR APPLICATION**

**24. Plans**

Please list below the plans which will accompany this application.

ATK 07/34 10F 2 & 20F 2

**25. Certificate of Ownership and Agricultural Holdings Certificate**

You are required by law to complete either Certificate A or Certificate B (Ownership) and the Agricultural Holdings Certificate. It is an offence knowingly to make a false declaration.

**CERTIFICATE OF OWNERSHIP : A**

Complete if you are the owner of the building / land, along with Agricultural Holdings Certificate below.

I certify that: On the 21 days before the date of the accompanying application nobody, except the applicant, was the owner of any part of the land to which this application relates.

Signed \_\_\_\_\_ (Applicant/Agent)

\* On behalf of MR & MRS. I. TODD. (Applicant)

Date 5.02.08

**CERTIFICATE OF OWNERSHIP : B**

Complete if you do not own any or all of the building / land, along with Agricultural Holdings Certificate below.

I certify that: I have / the applicant has given the requisite notice to everyone else who, on the 21 days before the date of the accompanying application, was the owner of any part of the land to which the application relates, as listed below.

Owner's name \_\_\_\_\_

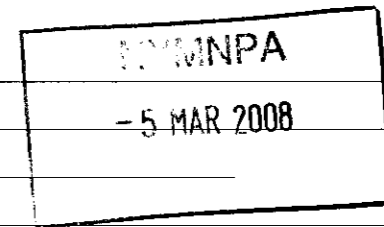
Address at which notice served \_\_\_\_\_

Date on which notice was served \_\_\_\_\_

Signed \_\_\_\_\_ (Applicant/Agent)

\* On behalf of \_\_\_\_\_ (Applicant)

Date \_\_\_\_\_



**AGRICULTURAL HOLDINGS CERTIFICATE**

This section MUST be completed. Delete either A or B and complete C.

~~A. I certify that none of the land to which this application relates is, or forms part of, an agricultural holding.~~

B. I have / the applicant has given requisite notice to every person other than myself / himself who, 20 days before the date of the application was a tenant of any agricultural holding any part of which was comprised in the land to which this application relates:

Name of tenant \_\_\_\_\_

Address \_\_\_\_\_

Date notice was served \_\_\_\_\_

C. Signed \_\_\_\_\_ (Applicant/Agent)

On behalf of MR & MRS. I. TODD. (Applicant)

Date 5.02.08

**26. I/WE hereby apply for planning permission or approval of reserved matters as described in this application and the accompanying plans. I / We attach:**

- for rural building conversion, any bat survey or structural engineer's report undertaken. ✓
- the necessary plans numbered. ✓
- 'design and access statement'. ✓
- completed, dated and signed Certificate of Ownership (A or B above). ✓
- completed, dated and signed Agricultural Holdings Certificate. ✓
- Flood risk assessment if the development lies in zone 2/3 of the indicative floodplain map.

- the fee of £ 265.00 by cheque/postal order no \_\_\_\_\_

Signed \_\_\_\_\_ (Applicant/Agent)

On behalf of MR & MRS. I. TODD. (Applicant)

Date 5.02.08.

\* delete where appropriate

PASTURE BARN PASTURE LANE LOCKTON  
MOUNT PLEASANT FARM. NYM / 2008 / 0 1 6 8 / F L

PLEASE COMPLETE THIS FORM AND SUBMIT 4 COPIES AS PART OF YOUR  
PLANNING APPLICATION TO THE LOCAL PLANNING AUTHORITY

1. Please indicate distance to and location of the nearest mains drainage.....  
(Note: the Sewerage Undertaker can be contacted for this information).

2. Please indicate by ticking which method of foul drainage is proposed:

- Package treatment plant to soakaway [ ]
- Package treatment plant to watercourse [ ]
- Septic tank to soakaway
- Septic tank to watercourse [ ]
- Sealed Cess tank [ ]
- Other method such as reed bed. Please specify .....

3. Is this a new or existing system? .....  
**NEW**

4. If this is an existing system, what is the current capacity of the system and how many additional people will regularly be expected to use it? If this is a domestic property, what is the number of bedrooms now and how many bedrooms will be provided by the development proposed?  
.....

5. If this is an existing system, do you have Consent to Discharge from the Environment Agency? YES/NO

If Yes, please give the reference number: .....

6. If you intend to discharge to a watercourse, what is the name of the watercourse?  
.....

Please indicate the discharge position on your site plan submitted with the planning application, clearly marked as such.  
(Note: the watercourse must be capable of sufficient dilution (ten fold) to accept the flow. Without such dilution, there is the possibility of the build up of poor water quality during dry periods.)

7. If the discharge is to a soakaway, indicate on your site plan its position and size.

What is the average percolation test result? **14.40 Sec/mm.**  
(Note: Guidance for carrying out tests is given in these notes. You may be required to carry out a percolation test for an existing system if the size of development justifies an increase in the size of the soakaway).

8. Are there any wells, springs or boreholes within 50 metres of the soakaway or point of discharge into the watercourse? **YES/NO.**  
Please give details:  
.....

**MINPA**  
- 5 MAR 2008

**H ATKINSON**  
**architectural designs**  
22 BURGATE  
PICKERING  
NORTH YORKSHIRE  
YO18 7AU



**DESIGN & ACCESS STATEMENT**

**Change of Use of Barn to Form Two Bedroom Holiday Cottage  
At Pasture Barn, Mount Pleasant Farm, Pasture Lane, Lockton.**

**To be Read in Conjunction with Drawing Nos. ATK07/34-1 & 2.**

**INTRODUCTION**

The property comprises of a traditional stone barn built about 200 years ago. The footprint of the main barn measures 9.00 metres x 5.6 metres wide, with a height to the ridge of 6.00 metres.

To the rear a single storey section, with a floor level lower than the main bar, there is at right angles to this area a single storey offshoot with an enclosed fold yard with a dry stone boundary wall.

The building has not been used for many years and has fallen into disrepair. Structurally the main walls are sound. However, the whole roof envelope requires replacing.

The proposals under farm diversification would be to renovate, make good to form a 2 bedroom holiday cottage, including lounge, dining kitchen, hall and bathroom.

The proposals would include reproofing in pantiles, new roof envelope, re-pointing of existing external walls. The existing openings will be utilised for new timber doors and windows, which would include only one new window opening to the south-east gable wall.

The single storey extension to the rear would be used as a utility/boiler room, undercover oil store tank and cycle store.

The dry stone wall enclosing the original fold yard to form a parking area, not clearly visible from the road incorporating a south-west facing patio.

A new access would be formed from Pasture Lane, as per the block plan. The access would be gated, with visibility prop kerbs etc., in accordance with North Yorkshire County Council requirements. The access area to the site will be enclosed with a stock-proof fence, gravel drive and the remaining area grassed down.

The proposals will not include any felling or planting of trees to maintain the barns open appearance and character in open countryside.

NYMNPA

- 5 MAR 2008