

**Wendy Trousdale**

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**From:** J FLETCHER  
**Sent:** 02 May 2011 18:56  
**To:** Planning  
**Subject:** re coastguard look-out Robin Hood's Bay



ref NYM2011 0071 FL

Dear Sir,

I own No. 2, Coastguards Cottages, Robin Hoods Bay which is just behind the Look-Out which has applied for planning permission to extend the said Look-Out.

I seem to remember that when it was sold a few years ago it was not to be used as living accommodation but would be used as a studio for an artist or the like.

The Look-Out is visible from all the hill-tops in the area and to have an extension will seem ridiculous. There is access to it over a common piece of land owned by all the Coastguard Cottages and this must not be blocked at any time. I can imagine in the bad weather the owner of the Look-Out would tend to block this access as there is only garden land to park on this property.

There are at the moment trees, belonging to neighbours of the Look-Out, surrounding the building but if these trees were to be removed or even trimmed the Look-Out and new extension would be visible from all 5 houses.

Finally, the applicant has applied for a sceptic tank for the property, this seems strange as a few years ago the sewerage system from the Coastguard Cottage complex was "tapped into", quite illegally, much to the displeasure of all the owners of the Coastguards Cottages.

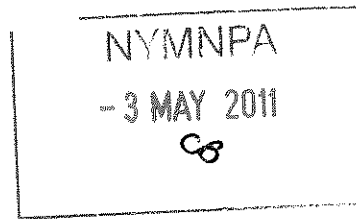
Glynn Fletcher.

c/o The Old Farmhouse, Redmoor Lane, New Mills, Derbyshire. SK22 3LL

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Wendy Trousdale

**From:** Mark Stannage  
**Sent:** 02 May 2011 11:11  
**To:** Planning  
**Subject:** NYM/2011/0071/FL



I oppose this planning application for the following reasons.

The building in question is one of the most visibly prominent in the area; being visible from the top of the bank, the North side of the village and from Fylingthorpe.

It is also outside the development area in Robin Hood's Bay and will spoil what is a well preserved Coastguard Station.

Access and parking are also woefully inadequate; all the land attached to the look-out is waterlogged for six months of the year. How is the proposed septic tank to be emptied?

The land is also unstable; a footpath adjacent to the look-out has subsided over recent years.

Disposal of household rubbish is also impossible without the agreement of the owners of 5 Coastguard Cottages; this should be resolved before planning is granted.

After all the rubbish that has been burnt on this site, the land is certainly contaminated with copper and probably lead and dioxin as well.

I was surprised Mrs Straw claimed no work had been done on this property as excavation for this work has been already done, Velux roof lights have been installed (which were ignored in the architect's renditions of the look-out) and the property was connected to the main sewer 25 years ago.

Mark Stannage  
1 Coastguard Cottages  
Robin Hood's Bay  
YO22 4SY

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**Dr SJM & Mrs LM Hartley**

**Ravenswood**

**Mount Pleasant North**

**Robin Hoods Bay**

**Whitby**

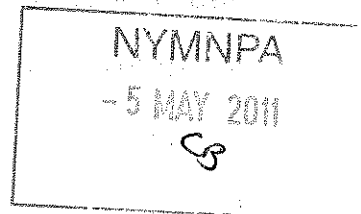
**N Yorks YO22 4RE**

4 May 2011

Dear Mrs Saunders,

Re: The Old Coastguard Lookout.

Ref. No. NYM/2011/0071/FL



I am writing to raise four points over the above extension.

1. No. 12 re Septic Tank, My wife and I are surprised that they need a septic tank as we have always believed there has been a drain joining the sewage outlet at the bottom of our garden.. There is a trench line which has collapsed over the years. It was put in before we owned the property.
2. Ticked No. No 14b At the bottom of our garden on the left side of the garden is a patch of meadow with wild orchids.
3. Ticked No. 16 There is hedge of trees that run along the border of the two properties. We are concerned that foundations could cause problems. At the very least perhaps a Tree Survey could be performed?
4. The report by Mr R Maugham, a structural surveyor, suggests that there is no evidence of instability on the site. Unfortunately there is evidence just beyond the site of collapse in the past few years. It is on the side of the common path used by all the residents just before the gate and the steps down to the village.

We are concerned that the property built so close to the boundary will result in more problems, whilst there is ample room to extend sideways with better views.

Yours Faithfully

**Dr SJM & Mrs LM Hartley**

**Mrs H Saunders**

**North York Moors National Park Authority**

**The Old Vicarage**

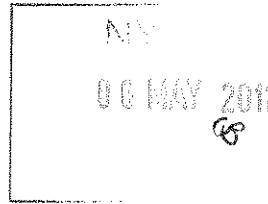
**Bondgate**

**Helmsley**

**York YO62 5BP**

Caroline Bell

From: NYM Contact [web-server@northyorkmoors-npa.gov.uk]  
Sent: 06 May 2011 11:21  
To: Planning  
Subject: North York Moors Feedback



Planning Consultation Response Form  
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If you wish to make a comment on an application it must be in writing and will become a matter of public record available for inspection. The Authority can therefore not accept comments marked confidential as valid objections and any such documents will be returned to you.

\* Please fill in as many of these fields as you know. Thank you.

Application Reference No:: NYM/2011/0071/FL Your Email Address::  
Your Telephone No:: Your Address:: 19

Kitchener Street, York,  
YO31 8RZ

Your Name:: Elanor Stannage

Are you commenting on the proposal?: Yes Are you objecting to the proposal?: Yes Your comments on The Proposal:: I would like to object to the above plans to extend and change the usage of the Old Coastguard Lookout to Residential on the following grounds:

I am currently owner of 1 Coastguard cottages. Access to the Lookout runs past the end of my garden, this is generally undisturbed (apart from very occasional maintenance traffic which consists of perhaps 1 vehicle per week), and peaceful due to the separate location of the Coastguard cottages and currently 99% of traffic of the residents is at the other side of the property where a parking area was designed. If the Lookout becomes a residential property there will almost certainly be car/s driving past my otherwise utterly peaceful garden on a daily basis. Severely impairing much of the attractiveness of the location and aspect of my property.

The Current residential coastguard cottages share communal usage of an area for refuse collection and access for emergency vehicles to serve the 5 cottages. The applicant has not consulted with either residents or owners about provision of this for the lookout and any provision would, again, interfere with the peaceful aspect of the 5 cottages.

The applicant states that no preparation work has been done on the property however: the applicant has already fitted velux windows which do not appear on the plans; the applicant has (I believe illegally, without permission) connected the property to the sewage drainage system of the Cottages and therefore to the mains sewerage system and yet states that she would have a septic tank for the property; the applicant has begun groundwork for the extension by digging around the property, removing existing pathways ready for the extension. This leads me to believe that this application is deliberately misleading and therefore illegal. This, in conjunction with the lack of consultation with the current owners and residents, suggests a blatant disregard for the co-operative nature of the properties and unique location, and lack of any intent to respect that, which will, in turn, lead to a lowering of the value of the five Coastguard cottages as they become less private.

The application states that this extension will not be visible to anyone but residents of the Coastguard Cottages. Although this may be true in Summer when trees are in full leaf, I contend that it will be very visible from the South. As these properties are a very clear landmark on the landscape I believe it will change the nature of views to the property somewhat.

\* Applicant:: Sally Straw

\* Application Location:: Old Coastguard Lookout, Robin Hood's Bay. N.Yorks