Town and Country Planning Act 1990 North York Moors National Park Authority

Notice of Decision of Planning Authority on Application for Permission to Carry out Development

To Mr Richard Laley
High Rigg Farm
High Dalby
Thornton le Dale
Pickering
North Yorkshire YO18 7LP



The above named Authority being the Planning Authority for the purposes of your application registered 4 January 2012, in respect of proposed development for the purposes of **use of land as a holiday caravan site for 6 no. caravans at High Rigg Farm, High Dalby, Thornton le Dale** has considered your said application and has **granted** permission for the proposed development subject to the following condition(s):

- 1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.
- The development hereby approved shall be only carried out in strict accordance with the detailed specifications and plans comprised in the application hereby approved or in accordance with any minor variation thereof that may be approved by the Local Planning Authority.
- 3. This permission permits the siting of a maximum of 6 touring caravans for holiday use only within the whole caravan and camping site area.
- 4. The caravan pitches hereby approved shall not be used for residential purposes other than short term holiday letting purposes and shall not be let to the same person, group of persons or family for more than 28 days in any one calendar year.
- 5. No caravan shall remain on the site between 31 October in any one year and 1 March in the succeeding year. Any variation to this will require a new grant of planning consent from the Local Planning Authority.
- 6. No fences, buildings or ancillary structures shall be erected on the pitches or in the surrounding area without the further granting of planning permission.
- 7. No external lighting shall be installed on the site hereby approved until details of lighting have been submitted to and approved in writing by the Local Planning Authority. The lighting shall be installed in accordance with the details so approved and shall be maintained in that condition in perpetuity.

Reason(s) for Condition(s)

- 1. To ensure compliance with Sections 91 to 94 of the Town and Country Planning Act 1990 as amended.
- 2. For the avoidance of doubt and to ensure the details of the development together with any subsequent insignificant variations as may be approved in writing, comply with the provisions of NYM Core Policy A and NYM Development Policy 3.

Continued/Reasons for Conditions

Mr C M France
Director of Planning

COPY

24 FEB 2012

Town and Country Planning Act 1990

Continuation of Decision No. NYM/2011/0829/FL



Reasons for Conditions (Continued)

- 3. In order to enable the Local Planning Authority to retain control over the scale of activity at the site and ensure compliance with NYM Core Policy A which seek to conserve and enhance the special qualities of the NYM National Park.
- The site is in a location where new residential development would be contrary to NYM 4. Core Policy J but permission for holiday accommodation has been permitted to provide facilities for visitors in line with NYM Development Policy 16.
- The Local Planning Authority considers that caravans should not be used for 5. permanent human habitation and to comply with the provisions of NYM Core Policy A which seeks to protect the landscape quality of the National Park.
- For the avoidance of doubt and to ensure the details of the development together with 6. any subsequent insignificant variations as may be approved in writing, comply with the provisions of NYM Core Policy A and NYM Development Policy 3.
- In order to comply with the provisions of NYM Core Policy A which seeks to protect the 7. residential amenities of adjoining occupiers.

Development Plan Policies Relevant to the Decision

DP14 - Tourism and Recreation Local Development Framework

DP16 - Chalet and Camping Sites

Reason for Approval

The proposed use of land as a holiday caravan site for 6 no. touring caravans is considered to represent a small scale expansion to an existing, modest camping site which would not result in harmful levels of activity over and above the existing activity levels in this locality and would not be harmful to the landscape quality of this part of the National Park. The proposal is therefore considered to accord with Development Policies 14 and 16 of the NYM Local Development Framework.

COPY

Mr C M France

Director of Planning

24 FEB 2012