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 Armstrong Richardson Ltd

c/o Elder Lester McGregor fao: Mr Ian McGregor Reeds Mill

Atlas Wynd Yarm TS15 9AD



The above named Authority being the Planning Authority for the purposes of your application registered 6 June 2012, in respect of proposed development for the purposes of **creation of new vehicular access** at **Selly Hill Depot, Guisborough Road, Whitby** has considered your said application and has **granted** permission for the proposed development subject to the following condition(s):

- The development hereby permitted shall be commenced before the expiration of three years from the date of this permission.
- 2. The development hereby permitted shall not be carried out other than in strict accordance with the following documents:

Document Description	Document No.	Date Received
Site Location Plan	1125/003	02 May 2012
Proposed Layout	1125/002	02 May 2012
Email from Ian McGregor		13 July 2012
or in accordance with any minor variation thereof that may be approved in writing by		
the Local Planning Authority.		

- 3. No external lighting shall be installed in the development hereby permitted 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.
- 4. Unless otherwise approved in writing by the Local Planning Authority, there shall be no excavation or other groundworks, except for investigative works, or the depositing of material on the site until the access(es) to the site have been set out and constructed in accordance with the published Specification of the Highway Authority and the following requirements:
 - a. The crossing of the highway verge and/or footway shall be constructed in accordance with the approved details and/or Standard Detail number 1125/002 and email from lan Mcgregor dated 13 July 2012.

All details shall accord with the approved details unless otherwise agreed in writing by the Local Planning Authority.

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Continued/Informative(s)

Mr C M France Director of Planning

Date: . . . 0 1 AUG 2012

DecisionApproveAgent

Town and Country Planning Act 1990

Continuation of Decision No. NYM/2012/0294/FL

Informative(s)

In relation to condition 4 you are advised that a separate licence will be required from the Highway Authority in order to allow any works in the adopted highway to be carried out. The 'Specification for Housing and Industrial Estate Roads and Private Street Works' published by North Yorkshire County Council, the Highway Authority, is available at the County Council's offices. The local office of the Highway Authority will also be pleased to provide the detailed constructional specification referred to in this condition.

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 that the details of the development comply with the provisions of NYM Core Policy A and NYM Development Policy 3, which seek to conserve and enhance the special qualities of the NYM National Park.
- 3. In order to comply with the provisions of NYM Core Policy A which seeks to ensure that new development does not detract from the quality of life of local residents.
- 4. In accordance with NYM Development Policy 23 and to ensure a satisfactory means of access to the site from the public highway in the interests of vehicle and pedestrian safety and convenience.

Development Plan Policies Relevant to the Decision

Local Development Framework DP3

DP3 - Design

DP24 - Transport Infrastructure

Reason for Approval

The proposed development will have no detrimental impact on the landscape character or special qualities of the National Park and will have no detrimental impact on road safety. The proposed development is in accordance with Development Policy 3 and Development Policy 24 of the adopted North York Moors National Park Local Development Framework.

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Mr C M France

Director of Planning

Date . 0 1 AUG 2012