

**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**

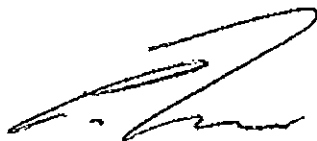
To York Potash
fao: Mr Adam Jackson
7-10 Manor Court
Manor Garth
Scarborough
North Yorkshire YO11 3TU

The above named Authority being the Planning Authority for the purposes of your application registered 10 December 2012, in respect of proposed development for the purposes of **permission for temporary exploratory potash borehole and associated plant, equipment including drilling rig (max height 33 metres) and access arrangements (part retrospective) (extended site area to that approved under NYM/2012/0601/FL to provide for additional storage of spoil from additional excavations, new construction access road and larger compound area) at Doves Nest Farm, Sneatonthorpe** has considered your said application and has **granted** permission for the proposed development subject to the following condition(s):

1. The permission hereby granted is valid only for twelve months from the date of this permission and the development shall be removed from the site before this consent expires and the site restored to its former condition before that date.
2. The development hereby permitted shall not be carried out other than in accordance with the application details as set out in the following reports and drawings:

Plan Description	Date Received
Planning Support Statement including soil handling and storage arrangements, disposal of any contaminated aggregate arrangements, soil restoration arrangements and hours of working.	07 December 2012
Ecological Survey and Assessment	10 December 2012
Flood Risk Assessment	12 December 2012
Noise Assessment including acoustic enclosures of main prime movers, micro siting of plant and other structures of the site and earth bunds to meet a noise threshold within the nearest receptor dwelling of 30dB LAeq,T nighttime and 45dB LAm _{ax} daytime	07 December 2012
Landscape and Visual Impact Assessment Report	10 December 2012
3. Prior to the commencement of drilling the final drilling program shall be submitted to the Local Planning Authority in writing for approval. The agreed drilling program shall then be implemented in accordance with the approved details.

Continued/Conditions



Mr C M France
Director of Planning

Date **22 JAN 2013**

Conditions (Continued)

4. Any facilities, above ground for the storage of oils, fuels or chemicals shall be sited on an impervious base and surrounded by impervious walls. The volume of the bunded compound should be at least equivalent to the capacity of the tank plus 10%. All filling points, vents, gauges and sight glasses must be located within the bund. The drainage system of the bund shall be sealed with no discharge to any watercourse, land or underground strata. Associated pipe work should be located above ground and protected from accidental damage. All filling points and tank overflow pipe outlets should be detailed to discharge into the bund. Such facilities shall be constructed and completed in accordance with plans approved by the Local Planning Authority.

Informative(s)

The applicant is advised to note the content of the letter from the Environment Agency received on 14 December 2012

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 & 3. 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.
4. To avoid pollution of watercourses and to comply with the provisions of NYM Development Policy 1, which seeks to ensure that new development has satisfactory provision for the disposal of foul and surface water.

Explanation of how the Authority has Worked Positively with the Applicant/Agent

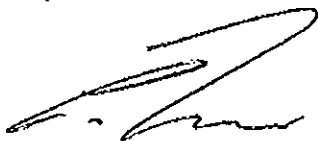
The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Development Plan Policies Relevant to the Decision

Local Development Framework CPA – Delivering National Park Purposes and Sustainable Development
CPE – Minerals

Reason for Approval

The proposed exploratory borehole, by reason of its temporary nature, farm land location and sensitive mitigation measures set out in the application would be unlikely to have an adverse impact on the character and appearance of the National Park landscape nor an unacceptable impact on the amenities of occupiers in the vicinity and would help establish the nature and extent of Potash reserves beneath the National Park. As such the proposal complies with Core Policies A and E of the NYM Local Development Framework.



Mr C M France
Director of Planning

Date .. 22 JAN 2013 ..