

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

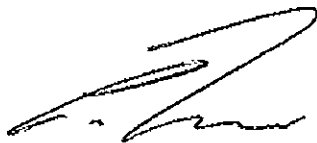
To Mr Andrew Butterfield
c/o Edwardson Associates
Paddock House
10 Middle Street
South Driffield
East Riding of Yorkshire
YO25 6PT

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The above named Authority being the Planning Authority for the purposes of your application validated 22 November 2013, in respect of proposed development for the purposes of **variation of condition 4 of planning approval NYM/2011/0723/FL (and subsequent permission NYM/2012/0307/FL) to allow for the provision of toilet/shower facilities within the existing pods at Grouse Hill Caravan Park, Fylingdales** has considered your said application and has **granted** permission for the proposed development subject to the following conditions:

1. 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 accordance with the application plans as amended by the plans received at the National Park Authority on the 1 December 2011, or in accordance with any minor variation thereof that may be approved in writing by the Local Planning Authority.
3. The static caravans hereby permitted shall be used only for holiday accommodation and shall not be used as the main dwelling of any of the occupiers. The caravans shall not be occupied during the month of February and the site operator shall maintain a register giving names and home addresses of any person who occupies any one of these static units for more than 6 calendar months in any year. That register shall be made available to the Local Planning Authority for inspection on request during normal office hours.
4. The camping pods hereby approved shall only be used as holiday accommodation and there shall be no changes made to the external appearance without the prior approval of the Local Planning Authority and the external wooden cladding shall be left as natural wood or stained dark brown and so maintained.
5. The proposed colour and finish of the external cladding of the camping pods hereby approved shall be submitted to and approved by the Local Planning Authority prior to the siting of these pods on the site and thereafter the agreed external appearance and colour shall be maintained unless the further written agreement of the Local Planning Authority has been obtained to any changes.

Continued/Conditions



Mr C M France
Director of Planning

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17 JAN 2014
Date

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Conditions (Continued)

6. The total combined number of static caravans, camping pods, and seasonal touring caravan/tent pitches on the site outlined in red on the submitted plans (Drawing no. B28/11/01) shall not exceed 335, with no more than 11 static caravans and 30 camping pods, without a further grant of planning consent. No unit shall be occupied during the month of February.
7. 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.
8. All hard and soft landscape works comprised in the approved details shall be carried out no later than the first planting season following the occupation of the buildings, or completion of the development, whichever is the sooner, or in accordance with a programme agreed by the Local Planning Authority. The approved landscaping scheme shall be maintained in perpetuity unless otherwise agreed in writing by the Local Planning Authority.

Reasons for Conditions

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 & 4. The site is in a location where new residential development would be contrary to NYM Core Policy J but permission for holiday accommodation has been permitted to provide facilities for visitors in line with NYM Development Policy 16.
5. To minimise the impact of these units on the appearance and character of this part of the National Park and to ensure compliance with NYM Core Policy A and Development Policy 16.
6. To maintain an appropriate mix of tents, touring caravans, static caravans and camping pod pitches so as to avoid pressures for the development of new caravan and camping sites and to avoid doubt and ensure compliance with NYM Core Policy A and Development Policy 16.
7. 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.
8. In order to comply with the provisions of NYM Development Policy 3 which seeks to ensure that new development incorporates a landscaping scheme which is appropriate to the character of the locality and retains important existing features.

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.


Mr C M France
Director of Planning

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Date 17 JAN 2014