

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: Whisperdales Farm Ltd
c/o Ian Pick Associates Ltd
Llewellyn House
Middle Street
Kilham
Drifffield
East Yorkshire YO25 4RL

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The above named Authority being the Planning Authority for the purposes of your application validated 26 September 2014, in respect of proposed development for the purposes of **change of use of land to form all weather riding arena and use of buildings to be used as stables to form livery at Kirkless Farm, Harwood Dale Road, Scarborough** has considered your said application and has granted permission for the proposed development subject to the following condition(s):

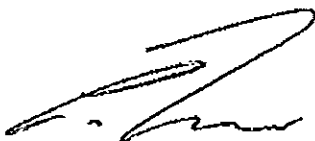
1. The development hereby permitted shall be commenced before the expiration of three years from the date of this permission.
2. The development hereby permitted shall not be carried out other than in strict accordance with the following documents:

Document Description	Document No.	Date Received
Site Plan	IP/WF/02	24 September 2014
Equestrian Arena floor plan	IP/WF/03	24 September 2014
Stable floor plans	IP/YDP/EX/05	6 November 2014

or in accordance with any minor variation thereof that may be approved in writing by the Local Planning Authority.

3. The equestrian business hereby approved shall not operate from the site if it is not under the management of the owner or occupier of the dwelling known as Kirkless Farm without a further grant of planning permission from the Local Planning Authority.
4. Except for veterinary emergencies, the horse related activities hereby permitted shall not be open to clients or visitors outside the hours of 7am to 9pm Mondays to Saturday and 8am to 9pm on Sundays and Bank Holidays. Any variation to these hours will require a new grant of planning consent from the Local Planning Authority
5. 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.

Continued/Reason(s) for Condition(s)



Mr C M France
Director of Planning

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Date .. 21 NOV 2014

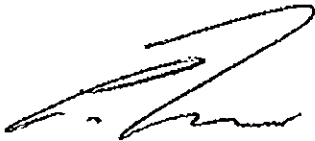
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Reason(s) for Condition(s)

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 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.
- 4 & 5. 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.

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

The Authority's Officers have appraised the scheme against the Development Plan and other material considerations and confirmed to the applicant/agent that the development is likely to improve the economic, social and environmental conditions of the area.



Mr C M France
Director of Planning

Date ..2.1 NOV 2014

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