Yorkshire Dales National Park Authority

Planning Committee 10 September 2024

Late Consultations Summary Sheet
(Received by 6 September 2024)

PLEASE NOTE: this is a brief summary of the additional comments received since the agenda was published and Members are advised to view consultee/neighbour comments on the website via the links below (then scroll down to responses)

Item 5

1	R/56/540D	**Garage/Workshop adjacent to Fell View, Market Place, Hawes, DL8 3RG**
	Letter of objection, following up earlier objection	Reiterates objection on the following grounds: • Lack of parking in Hawes • Difficulties with access during construction, including emergency vehicles. • Loss of view/light for neighbours
	Officer response	The issues raised are addressed in the officer's report.
2	C/44/304	**Cam Houses (Grid Ref) 381601 482414), Oughtershaw, Hawes, North Yorkshire, BD23 5JS**
	Buckden Parish Council Updated Response	Support planning officer recommendation Objection withdrawn in light of report and understanding that EAS masts will provide coverage. (link to the full response by clicking on the reference number)
	Letters of objection	26 further/additional objections have been received raising concerns about • landscape and visual impact. • The technology and (particularly 5G) is regarded as a dangerous technology for human and wildlife health. • Impact of the technology upon insect populations. • Concerns are raised about whether there are appropriate certificates and insurance in place for the mast. • In terms of overall sustainability concern is raised regarding the amount of energy such infrastructure uses.

		• Impact of the mining of precious metals and the impact of this upon poorer communities in other parts of the world. Application does not comply with best practice. • ICNIRP and NPPF are guidelines not law-case law quoted. • Roll out of the technology is Government and no consumer driven. • Impact upon visitors and the Three Peaks are including Dof E groups.
	Agent	An email has been received from the agent that with regard to 'other' potential solutions there is significant uncertainty with alternative transmission options including fibre capacity and future applications. The site for Cam Houses has been designed to provide a definitive, long term solution and is required for the Shared Rural Network.
	Officer response	Issues around landscape and visual impact are dealt with in the planning report. In terms of impacts upon health, safety and wellbeing the appropriate safety certificate has been provided. The proposal as it stands is to enable the development of 4G technology not 5G technology. In terms of the impacts upon wildlife the Government is supportive of the roll-out of this technology and as above a safety certificate has been provided. Insurance is a matter for the site operator and landowner. Concerns are raised about the wider implications for society of the energy intensive requirements of such technology together with the mining of minerals in poorer countries and the implications for those communities. However as stated above there is clear support for the roll out of telecommunications technology and the Shared Rural Network is a Government supported project.
3	C/46/291	**Field west of Conistone Lane, Kettlewell, Skipton, (GR:396940,472042)**
	Kettlewell and Starbotton Parish Council	Supports this application and the amendments to the plans. The Parish Council recognises that there is a need for this building and believes that the proposed location is the most appropriate site. An additional comment of support has been receive

	pointing out that the YDNPA have allowed a similar sort of building at Kilnsey for the Kilnsey Show. Rejecting the current application shows no consistency given the building supported at Kilnsey that the writer also supports.
Agent	The Agent has responded – see under Documents (on the portal) • The committee report confirms that there is a justifiable need for an agricultural building to serve Fold Farm (paragraph 24). There is only one stone barn on the farm (at Hungerhills) that serves any suitable purpose. The proposed building will both allow the building at Hungerhills to be freed up entirely for animal welfare, and provide for the storage of hay, animal feed, machinery and equipment that is essential to the operation of the farm. • The applicant Mr Lambert originally sought formal pre-application advice from planning officers over 5 years ago. The advice at that time, which was signed off by senior planners, was that a building could be supported in the location we are now seeking approval • Subsequent applications (detailed in the committee report) for a larger building in the middle of the adjacent field, and for a road side building in the adjacent field, have failed due to visual impact. In subsequent pre-application discussions with Wendy Thompson we fully explored options for siting the building on any other part of Mr Lambert's land. The only site considered to have potential was at Hungerhills, which is unsuitable for the following reasons; o Sloping field requiring significant digging out to produce building and track o Impact upon historic lynchets running across the field o Poor visibility onto the highway o Distance from Kettlewell, concerns regarding thefts • The location now proposed reverts back to the original recommended location of planning officers. The building would be considerably smaller than the building proposed at pre-application enquiry stage, with a staggered roof and frontage following the national park's design guidance. • Mr Lambert has proposed large trees as part of the tree planting scheme, and would be happy to provide additional planting should Members seek this. • Paragraph 29 of the Committee report

suggests the proposed development would provide no biodiversity enhancement. Without the hay storage proposed, Fold Farm will be unable to continue with wild flower hay meadows - as the herd expands, without hay storage all of these fields will either become silage or pasture. The tree planting proposed provides further biodiversity enhancement, with more than the required enhancements under Policy W2 provided with the planting of 37 trees, including light standards or standards. As noted at paragraph 29 bats and bird boxes will also be provided on the agricultural building.

- To provide some context to Members photographs are provided for the site indicating the ridgeline of the building (these will be included in the committee presentation).

Officer response

Each application should be dealt with on its merits based upon the individual location The support of the Parish Council is recognised. The issues surrounding landscape impact are dealt with in the report.

Richard Graham
Head of Development Management