

NORTH YORKSHIRE



Campaign to Protect
Rural England
Standing up for your countryside



The newsletter of CPRE NORTH YORKSHIRE WINTER 2016

3200 square miles of North Yorkshire countryside!

CPRENY as we're known, covers an area of 3200 square miles and includes the North York Moors and recently extended Yorkshire Dales, national parks; the Forest of Bowland, Nidderdale and Howardian Hills Areas of Outstanding Natural Beauty (AONB); two green belts in York and Harrogate and thirty six miles of heritage coastline!

CPRE NY - entirely volunteer run!

CPRENY is entirely managed and run by a team of volunteers who give their time, commitment and dedication to the charity free of charge. We are one of the few campaigning charities across the country who rely entirely on our hard working volunteers.



Bruce McLeod wonders whether food outlets might like to sponsor some extra bins along Congrave Road, Skipton, where members of the Campaign to Protect Rural England recently held a litter pick

Volunteers in Craven led by Bruce McLeod who organises the Annual Litter Pick to Stop the Drop. The next litter pick is planned for late winter/early spring 2017. Contact the Branch and get involved. In Ryedale, Simon Cooper is leading on Fly Tipping.

Fit for purpose, Fit for the future!

Trustees have spent the last year overhauling the management of the charity to ensure we are fully compliant with the charity commission guidelines so that we can continue our work, for many years to come

Our Branch also has hundreds of Conservation areas, tens of thousands of heritage assets and hundreds of thousands of acres of agricultural land to campaign to protect and enhance!

North Yorkshire has a diverse landscape ranging from the the gently rolling green Dales to the brooding moors onto a dramatic coastline with a heritage covering the breadth of British history that includes Roman times, Viking times and the Industrial Revolution. People often say that what we do isn't easy to illustrate - how wrong they are! Just take a walk to one of our National Parks and look around - you'll soon see why we do what we do!

We respond to threats from planning policies and applications that put our countryside, market towns and rural villages in danger. We campaign for the right kind of development, in the right place at the right time for the right reasons. The Branch works from Marske to Malham, Skipton to Selby and Harrogate to Hellifield.

We need a living, breathing and working countryside.

We promote a common sense approach to planning based on objective reasoning and well researched policies. We're trying to give as much help as we can, to as many people as we can. That's what charities do!

One CPRENY

One of our key priorities is to create one CPRENY, working together to campaign across North Yorkshire. We've worked hard to ensure all local districts understand the structure of the group. Local CPRE groups respond to local planning issues. Their experiences are shared with other districts to assist, inform and increase their efficacy.

Dates for your Diary >

Trustee meeting CPRE NY January 2017
Focus of January meeting Ryedale & Coastal
District check website for details

CPRENY AGM June 2017 tbc

CPRENY 2016/17



Jules Marley CPRENY Chair

The trustees

Working towards a skill based trustee board

Chair Jules Marley,
Vice Chairs Stuart White and Roger Bennett
Honorary Secretary Carolyne Gregory
Honorary Treasurer Paul Whitaker
Branch development trustee Ron Healey
General trustees:
Bill Longley-Cook, Rachel Fletcher and Roger Lyn

Our President 2016/17

Lord Crathorne, KCVO has generously agreed to be President of CPRENY for the period 2016/17

The new Honorary Secretary!

Welcome Carolyne Gregory hot foot off an airplane from Fiji!

The Branch is delighted to announce the appointment and endorsement of Carolyne as our new Honorary Secretary. Carolyne has a highly successful corporate background where she specialised in compliance and operating procedures.

At the recent AGM Carolyne said, *'I've spent years in the corporate world and now want to put something back, the countryside is my great passion and when I was approached, I couldn't say no!'*

Carolyne's expertise and knowledge of compliance and procedures translates well into the work of a charity trying to move forwards and will ensure that we create a professional approach to our volunteer organisation. To contact Carolyne: cprecraven@me.com

From the chairman

Jules Marley, is also CPRE Yorkshire & The Humber Regional Chair and part of the effective Craven District group of the Branch

The role of charity chairman is demanding to say the very least!. It means you're at the front of the charity and where the 'buck' stops. It's also highly rewarding...most of the time!

A Chairman has to be a general dogsbody stepping in when there is no manpower to handle an issue. There are no days off and the work load is intense.

We spent last year battling with some historic problems which diverted us from our objectives on too many occasions. The past year has been dominated by an extensive overhaul of our governance to ensure that this charity is FIT for purpose and FIT for the future.

However the greatest project has been to empower and enable the trustee board, to allow open debate and ensure we reach objective decisions. It's my opinion that the majority of our trustees are now confident and ready for the next challenge. Our work to take our place with pride amongst the other 42 Branches of the CPRE Network has been successful. CPRENY has featured in several publications of the parent charity. We liaise closely with neighbouring Branches and are building strong links with other groups.

At our Branch AGM, I said I was proud to be Chair of this incredible organisation, I'll say it again. I am very proud. Proud of the trustee board and proud of the campaigning volunteers across the Branch - we will continue to improve and drive CPRENY forwards in 2016/17 so that we can continue to campaign to protect and enhance North Yorkshire!

FIT for PURPOSE, FIT for the FUTURE

On the 5th of September 2016, the membership unanimously approved the new revised and long overdue constitution. The key change within the document is that we're now able to build a skill based trustee board. Skill based does not mean passionless! It means we can now fill trustee board vacancies with people who not only care passionately about our countryside and way of life, but passionate people who can also bring more expertise to the charity.

Our CPRE family

The Branch is part of the federated structure of CPRE. Our national office lobbies at government level and provides policies from which we work. Some of the national campaigns of note recently are the recent work relating to Green Belt, Brownfield first, solar energy, night skies and food and farming.

We are the ONLY charity campaigning for 'smart planning' which translates as common sense planning. Part of our work over the next year is to monitor all application comments submitted in our name across the county to ensure quality and control.

The national organisation was founded 90 years ago as the Council for the Preservation of Rural England. In North Yorkshire we are continuing the work of our founders and adapting to an ever changing world - we no longer work to preserve but to protect and enhance..

If you need to contact the trustees email cprecraven@me.com

Councils must have local plans in place.....

....or they risk the threat of the wrong kind of development in the wrong place, for the wrong reasons!

Local Plans were introduced to allocate land for development or protection in a transparent and democratic way.

However, flawed housing targets threaten large swathes of our countryside. CPRENY is not anti-development. We campaign hard across North Yorkshire to ensure we have the right kind of development in the right place at the right time for the right reasons.

We believe that a healthy, thriving and living countryside is important for everyone, no matter where they live. Our approach to housing policies and preferred sites embodies this belief.

CPRENY urges the local authorities across our county, to have adopted local plans in place to steer development to sustainable places.

CPRENY has lobbied extensively (and continues to do so) to ensure local plans reflect the character and appearance of their area and not only set realistic targets but also identify plans to protect food and farming, to ensure light pollution is kept to a minimum, to ensure adequate understanding of the importance of heritage assets and conservation areas.

The Local Plan is the blue print for planning in your area. We all need to ensure that local plans reflect the character and appearance of the area whilst identifying and addressing future needs in relation to housing and business. Local Plans take up a great deal of volunteer time as they are constantly changing.

District & borough councils and national park authorities in North Yorkshire prepare their local plans to set out policy frameworks for all development except for minerals and waste across their area, this is the responsibility of the North Yorkshire County Council,

The Branch has to respond to the following local authorities plans:

The North York Moors National Park, The Yorkshire Dales National Park, Craven District Council, Hambleton District Council, Harrogate Borough Council, Redcar & Cleveland Borough Council, Richmondshire District Council, Ryedale District Council, Scarborough Borough Council, Selby District Council and City of York Council.

City Of York

Volunteers in the Y&S district of CPRENY have undertaken extensive work to ensure that the CYCC Plan accurately reflects the needs of the area. Y&S welcomes the elimination of the concept of nominated 'safeguarded land', the declared priority for brownfield development and recognition by the authority that previous housing targets were inflated and unrealistic.

Volunteers however are concerned that 79% of the 480 hectares allocated for housing in on greenfield sites. The target build of 841 dwellings per annum for the next 20 years is 33% more than average completions which run at 557 over the last ten years!

more information in following pages on local plans.

'it's the local authority and community that are penalised for housebuilder's failures'

Civitas, a respected think tank recently produced a report illustrating more than two million planning permissions were issued between 2006-15, which would be enough to build an average of 204,000 homes per year. However, only 1.26 million of the permissions have foundations on them, illustrating that 740,000 approved homes have yet to be developed.

Is this the case in your local authority area? Are developers sitting on hundreds of planning permissions yet applying for more?

Stand and deliver! Developers should build out the houses with existing planning permissions before we hand over any more of our precious green spaces! A local authority can grant all the planning permissions it likes but it can't make developers build.

One of the measures proposed by the Government in its consultation on the national planning policy framework is a 'housing delivery test' designed to ensure that housing targets are being met. BUT the test proposed would be an ineffective tool because, if there is a sustained period where housing targets aren't being met, the current proposal is that the local authority would be made to earmark more sites for development in addition to the ones it has already identified!

You can grant all the permission you like but you can't make developers build or

You can take a horse to water but you can't make it drink!



Staithes

Sustainable development needs...

Local plans need to illustrate that sustainable development plans are supported by sustainable targets or...

- 1 Unrealistic housing targets are set
- 2 Councils are forced to allocate large amounts of land,
- 3 Developers cherry-pick most profitable sites usually prime greenfield sites ignoring brownfield
- 4 Building rates are kept low by developers to keep prices high
- 5 Housing targets inevitably and predictably missed
- 6 Councils are forced to allocate even more land
- 7 Developers again target the most profitable sites

and more unrealistic housing targets are set so round and round we go!

Local Plans round up

Here's an update on the state of some of the county's local plans.

Craven District Council (CDC) Initial estimates of demographic data and job growth have changed. The housing quota therefore has now been reduced. More consultations are being undertaken. CPRENY volunteers in the Craven area responded to the first draft of the local plan and prepared a 90 page report. One section clearly outlined the housing target flaws! Craven members have distributed the intense work load across the authority area and created planning wardens in the parishes to ensure that CPRE reports truly reflect the area. Jill Wilson has led the spatial planning project for over six years with dedication and determination..

Redcar & Cleveland local Plan: Consultation on the draft of the local plan closed on the 8th of August 2016. The draft was due for publication in December. The R&C team led by Stuart White work hard to ensure the plan reflects the needs of the area and will be ready when the draft is released. Can you help in the area? Contact the Branch.

Hambleton: Active CPRENY members in the Hambleton District area are currently assessing the New Local Plan for their area. The volunteers support Hambleton District Council's plan in principle and recommend small organic development of housing. Drop in sessions were organised by the local authority to examine the plan and preferred sites. The district like Craven have delegated the work load to ensure that consultations across the planning area were covered.

Harrogate Borough Council Consultation on Harrogate's emerging plan started on the 11th of November ending on the 11th of December. Harrogate Borough covers Ripon and Knaresborough and includes the Nidderdale AONB. This district faces a numerous large scale application. Roger Lyn is currently liaising with the Ripon Residents Association and others re a large 230 home Gladman application on the southern edge of Ripon.

Richmondshire District Council The RDC Local Plan 2012-2028 Core Strategy was adopted on 9th December 2014. It replaces all of the policies in the local plan 1999-2006 with the exception of Policy 23 - Development Limits. Policy 23 will be saved until development limits and land use allocations are updated in the Delivery Development Plan. However, it is modified by Core Policy CP4 which enables the assessment of development proposals both within and adjacent to areas defined in Policy 23.

Ryedale District Council Local Plan strategy was independently examined in 2013. The Planning Inspectorate concluded that the LPS is sound, subject to the inclusion of a schedule of main modifications appended to his report. On this basis, the Inspector stated that the LPS "*provides an appropriate basis for the planning of the district to 2027*"

around the county

Scarborough Borough Council authority

The local plan for the Scarborough area which includes Filey and Whitby is at an advanced stage. The emerging plan was submitted for Independent Examination in May 2016. The current local plan was adopted in 1999 and saved by the Secretary of State in a 2007 Directive. Due weight in planning decisions must now be given to the emerging plan policies given the late stage of their development in accordance with the National Planning Policy Framework.

HA 28 Seamer and Irton

CPRENY has been contacted by a large number of concerned residents in Seamer and Irton who will be affected by the inclusion of the HA28 site in the plan. Approval of this site would have an adverse impact on the settlements of Seamer and Irton and Ayton. The Inspector has been unable to make a decision on the inclusion of this site. He has decided to hold a forum for local people on the 24th of January 2017. We have advised local members who have expressed grave concerns regarding this site close to a busy A road. If this proposal affects you - go along to the meeting!



The land affected by KMS

National Parks - NYMNP and YDNP

National parks have to produce local plans for development within their boundaries.

North York Moors National Park: The NYMNP authority underwent the first stage of their emerging local plan known as 'First Steps' in the last quarter of 2016. CPRENY commissioned KVA Planning to examine the plan and make recommendations based upon CPRE policies. The Branch continues to monitor the plan and comment when required.

Yorkshire Dales National Park. CPRENY commented on both the Management Plan and the local plan which was submitted for Independent Examination in January 2016.

Fracking - what's it all about? Where do we stand?

Are we anti-fracking?

No, we are anti the destruction of countryside

CPRENY uses objective and reasoned argument to respond to any planning applications. Our primary aim to ensure that location of shale gas sites do not harm the beauty and tranquility of the North Yorkshire countryside.. In the case of KM8 we found the harm of the proposal impacted adversely on the character and appearance of the countryside, the infrastructure, local communities and had the potential to harm tourism in the area. Tourism is a key employer with millions flocking to this part of the countryside to visit.

CPRE National policy on fracking

Work is on going at National office to revise the current fracking policy

A task and finish group has been created to ensure that our current policy is up to date and reflects the objectives of CPRE. We base all our policies on reasoned debate. CPRENY has two members on the group in London

Defra says

Fracking could reduce the number of visitors to the rural area with an associated reduction in tourist spending in the local area.

Ryedale Councillor Di Keal, asked 'How will North Yorkshire survive as a premier tourist destination if its landscape is to be industrialised on such an enormous scale?'

Exploration under National Parks

On the 16th of December 2015, the House of Commons voted to permit fracking under National Parks and AONB's. CPRE national, announced its dismay. The decision means that fracking infrastructure will be permitted in areas around our finest landscapes which would not only cause visual intrusion but would also industrialise the setting of our National Parks and AONB's.

In Yorkshire this means one sixth of Yorkshire's protected landscapes are now covered by Petroleum Exploration & Development licences. In North Yorkshire this includes: The North York Moors National Park, The Howardian Hills AONB, Riveaulx Woods SSSI (within NP), Duncombe Park SSSI (NP), Flamborough Head SSSI, and Filey Brigg SSSI.

The Secretary of State has overturned the democratic decision of the Lancashire council, we await the decision on the second site in Lancashire.....



Shale gas extraction rig Photo c Brian Jones

KM8

CPRE North Yorkshire worked with the local district group in Ryedale and KVA Planning

Ryedale District Council and all the Parish Councils within that local authority area voted to oppose Fracking at KM however, on the 22 May 2016 the North Yorkshire County Councillors voted to approve the application.

CPRE North Yorkshire submitted several responses and made representation at the meeting.

KM8 sits between two important areas, the North York Moors National Park and the Howardian Hills AONB.

We stressed that development that takes place on the boundary of National Park has the potential to impact adversely on the setting of that asset.

Two peers of the realm, Baroness Ann Macintosh and Lord Crathorne made their objections to the proposal known to the committee.

Developers have publicly stated that they intend to cover North Yorkshire with as many as 950 fracking wells. The fracking industry is perceived to be difficult to restrain once approval has been granted.

Country roads

We all know, only too well, that the majority of our country roads in North Yorkshire were designed for the horse and cart. Many struggle to cope with cars and caravans. The impact of large HGV movements for the fracking sites, on some of these roads will create chaos; for local residents and our tourists.

Couldn't we use those roads more efficiently with less impact?

Technology exists to create eco friendly roads capable of producing energy to power millions of homes. In France right now, plans are well underway to create over 1000km (621 miles) of solar roads.

France's aim is to power 5 million homes or 8% of France's population) with cleaner renewable energy! The system has already been in operation since 2014 in the Netherlands with an energy producing cycle way.

This technology uses the roads we have without destruction of the countryside. This Branch will campaign for more use of existing buildings and roads to produce much needed cleaner energy

🔗 Ideas that saved the English Countryside available from the Branch £25 in the shops, from the Branch at £12 plus p&p. contact us!



Campaign to Protect Rural England
Standing up for your countryside

CPRENY Roll of Honour 2016
For outstanding contribution to the charity by a volunteer:

- 1 Shirley Thubron Richmond*
- 2 Ron Healey, York*
- 3 Madeleine Beaufoy, Glusburn*
- 4 Jill Wilson, Skipton*

Thank you just doesn't say enough!



Ingleton Conservational area saved by CPRE volunteers

Web site, face book, twitter.....

We need your stories and news to keep the site up to date so please send in stories about campaigning in your area or your local plan thoughts.

Readership of the pages started out at about 30 hits per article and we're already approaching 1000 per article per week.

Facebook is designed for our younger members as a quick stop for news and information sharing or to highlight press articles and Twitter.. well the Chairman is getting the hang of twittering which proved highly useful during the KM8 application hearing in Northallerton!

Remember: copies of the wonderful CPRE book 22 Ideas that saved the English countryside are available from the Branch at half the rrp plus postage and packing.

Contacting our members

The internet provides speedy access to information and enables charities to contact their members quickly. It also reduces costs, cost to the environment and costs to the charity. We are moving towards more internet less paper in North Yorkshire. HOWEVER.....

If you don't have access to t'interweb and really want to receive paper copies of information, then this is your chance to let us know.

If you've ticked the box allowing email contact then we will use this method in the first instance. If you want us to send you paper notifications of the AGM, then fill in the form, send it back to the Branch and we will ensure your name goes on the list of those receiving paper notification of the AGM. Any papers relating to the AGM can be sent via the postal system for a small charge to cover postage and printing.

Data Protection and CPRE

The Branch has worked hard to address Data Protection and created appropriate policies for the trustees who now must sign a Data Protection Document.

We do not and will not share you details with other organisations nor would we send your details to anyone within the Branch who is not compliant and understands our Data Protection policy.

Nominations for outstanding contribution to the Branch should be sent to the Honorary Secretary. The deadline for recommendations for award at the AGM 2017 is end February 2017

PAPER NOTIFICATION

Name of member

Address and postcode

.....

.....

.....

I require paper notification of the Annual General Meeting of the Campaign to Protect Rural England and understand that any additional papers relating to the AGM may be obtained for a cost to cover postage and printing. I understand that the Branch will send out a hard copy of the Annual Review free of charge to members.

Cut and send to

Honorary Secretary Ms C Gregory
CPRE North Yorkshire, Bendgate House, Long Preston
Near Skipton, North Yorkshire, BD23 4QR

Web site for news and updates
www.cprenorthyorkshire.co.uk
twitter @CPRENY

Pounds, shillings and pence.....and more



Ron Healey with Alice Kay of the Canals Trust

How we spend our money

Our first priority is to ensure we are able to campaign effectively. We campaign to promote CPRE policies such as dark skies, tranquillity, food and farming and smart planning and we campaign to ensure that planning decisions benefit the area. We are now in a position to ensure that we are able to provide professional planning support in difficult cases.

The Branch uses KVA Planning of Helmsley for assistance with responses to issues such as Fracking, local plans and large developments. Katie Atkinson has a long history with CPRE and is committed to our beliefs. As a planner, Katie is able to advise regarding local plans, which, as all campaigners know, are complex documents.

We have recently instructed Robert McCracken QC to assist in a particularly controversial application at Hellifield on the border of the Yorkshire Dales National Park. Robert works at the Francis Taylor Building in London and is a leading environment lawyer. This particular application runs to 1200 pages and weighs 7.7kilos!

And more! What's Ron been up to?

Ron Healey joined the trustee board in 2015 and has become a valued, hard working member whose knowledge of CPRE and commitment to our cause is outstanding. Ron never misses a thing. Recently he suggested that CPRE support the Leeds Liverpool Canal 200 year celebration. CPRE donated two hundred pounds, one pound for every year of the canal's history! This resulted in increased links with the Canals Trust and media coverage.

Ron also attended the CPRE annual meeting and regularly attends Regional Meetings as the Branch representative.

Ron is also handling Branch Development for CPRENY.

It's members like this that *were once* our unsung heroes! It's time to recognise them.

Thank you Ron, take a bow and tell us what you have planned for our next project!

The Honorary Treasurer, Mr Paul Whitaker

Paul brings a wealth of experience to the Trustee board, he's already the treasurer for a trust in Craven. Paul also has a long history as a local councillor. In April 2015, Trustees at the time, unanimously approved Paul as successor to the former treasurer. He's worked closely with our National Office finance director over the past eighteen months or so to ensure that CPRENY is FIT for PURPOSE and FIT FOR THE FUTURE!

The charity commission has reviewed it's guidelines over the last year, putting stricter measures in place to protect member donations. One key are is the requirement to produce a TAR or Trustees Annual Report. You will have noticed last year that CPRENY complied fully with this requirement and produced a TAR

We are now examining reserves and budgeting to ensure we have clear financial policies in place and this last compliance project should be completed before the next AGM.

The work of an Honorary Treasurer to bring a charity into this millenium is time consuming and requires skill and dedication. We are fortunate to have such a committed Honorary Treasurer!

Miss Isobel Paton

In 2006 Miss Paton left two pieces of land, including a barn, to CPRE North Yorkshire for the benefit of Wensleydale CPRE district group. The will specified the *same terms and conditions* for both pieces of land, which were located in Horsehouse and Crakehall. Our benefactor asked that we honour the terms and conditions of the TENANTS of the land at the time, and we did just that.

CPRE traditionally does not own land. Trustees in 2007, immediately sold the Crakehall land for a large sum of money which was then given to charities, groups and individuals in an around Wensleydale including Harrogate District.

Trustees in 2007 again voted to dispose of the Horsehouse land once the tenant retired. The tenant retired in 2009. In January 2015 the trustee board at the time, voted to endorse the decision made in 2007 and sell the remaining land and barn

In October 2016 following extensive advice from both legal counsel and land management experts and after long discussions with our national office, the land was sold. The decision to sell the land at open auction was to ensure transparency of the sale and allow anyone with an interest to bid and purchase the land.

These are the facts. There has been a great deal of mis-information regarding the legacy. CPRENY trustees have acted to ensure that the charity acts correctly and are satisfied that they have achieved this.

We wish all the key beneficiaries of funds realised from the sale of the Crakehall land left to CPRENY success in the future and hope that our donations to their charity, parish council, business or group enabled them to continue their work.

Some of the beneficiaries were: the Yorkshire Rivers Trust, the Yorkshire Dales Society, the Old School House in Leyburn, the YDNP, the Foxglove Covert, Raydale Preserves, Hawes Silver Band and the Wensleydale Tournament of Song,

We hope that our donations to your charity or business, enabled and assisted you to continue to work

It remains only to pay tribute to our benefactor, Miss Isobel Paton.

Small yet mighty R&C!

Redcar & Cleveland District joined the Branch in 2013

One of the first tasks of the new CPRE administration was to ensure that this new district was included within our constitution. We have now addressed this issue and the Redcar & Cleveland district group is, at last, officially a part of our Branch.

R&C cover an area from Ormesby in the west to Saltburn on the east coast. They worked alongside four local community groups to oppose housing and wind turbine applications where the harm outweighed the benefits. The score so far? 2-2 with two successes and two defeats.

Success first! The Borough Council refused an application for 400 houses in woodland below to the Eston Hills, close to a visitor centre and numerous rights of way. Sadly, the housing 'success' had to be balanced with the arrogant developer having felled trees and ruined wild life habitats in anticipation of a successful application. We've seen this sort of behaviour before with determined developers. The saying 'What man seeks to destroy, he first degrades,' springs to mind.

The application for two 140 m turbines which would have over-shadowed the historic conservation village of Kirkleatham was withdrawn. Both applications were objected to by CPRE R&C.

And then....

Unfortunately, the Planning Inspectorate upheld both appeals running at 'land to the south of Marke Road, Saltburn which imposed on the strategic gap between Saltburn and Marske. The PI also upheld the appeal at Longbank Farm Ormesby, a sensitive site that crosses the western flank of Eston Moor. A late intervention by the Tees Valley Wildlife Trust caused the developer to remove the properties at the highest elevation from their application however, the development still will have a major impact on a peaceful, rural area.

Awaiting the outcome....

In October 2016, a public enquiry was held relating to the application for 1000 properties south of Marske, plus park & ride, filling station, hotel and public house. Upholding this appeal would further reduce the strategic gap between Marske and Saltburn which is already down to approx 600m ..updates will be posted on the CPRENY website as the result becomes known *copy submitted by SW.*



Stuart White
R&C District
CPRENY trustee
responding to
planning applications
within Redcar &
Cleveland Borough
Council

Work in local authorities across the Branch

Craven District Authority and Conservation areas

Campaigners in the Craven District area faced three determined attacks on Conservation areas in 2016:

Embsay, Cononley and Ingleton.

On each occasion the Branch campaigned hard to protect the purpose of the conservation area and ensure that any development was for the right reasons and in the right place! The Ingleton application was withdrawn, Cononley was refused and refusal upheld at appeal. Embsay; two applications were refused and one appeal dismissed however, developers came back with a smaller plan which was again refused by the council but upheld by the planning inspectorate.

On each occasion, CPRE had to point out that Heritage England should have been consulted as the application was within a conservation area and the local authority had failed to do this.

Every cloud has a silver lining. Our extensive work in all three areas brought us new members and in particular new volunteers. Each of the three areas now has a planning warden who keeps an eye on local applications and ensures that we know what's good and bad in the area! Welcome Mike, David and Diane!

Do you live on the border of a National Park?

Always remember Natural England 243 as case study for use in planning responses.

England's statutory landscape designations: a practical guide to your duty of regard (NE243)

Development that takes place outside National Park boundaries can still have the potential to impact on the special qualities of National Parks especially on landscape quality and tranquillity.

What is a conservation area?

Conservation area (noun)

An area of of special architectural or historic interest, the character or appearance of which, it is desirable to preserve or enhance. section 69 the 1990 Planning (listed Buildings and Conservation Areas) Act

The first conservation areas were designated in 1967. There are now over 8000 conservation areas in England. Most conservation areas are designated by the local council. The statutory body to contact should you have concerns regarding the degradation of a local conservation area is Historic England and of course, CPRE.

Conservation area status does not prevent building but it should help to ensure the right kind of development in the right place for the right reasons takes place....

Did you know? North Yorkshire facts

70% of the world's heather moorland is located in the UK. Our own North York Moors National Park is home to the largest continuous stretch of heather moorland.

The North York Moors National Park was designated in 1952 under the 1952 National Parks & Access to the Countryside Act 1949. It covers an area of 554 square miles.

The Howardian Hills Area of Outstanding Natural Beauty was confirmed in 1987 in recognition of its national landscape importance. The AONB covers an area of 79 square miles.

National Trails are long distance walking, cycling and horseriding routes across some of our finest landscapes. National trails are administered by Natural England a statutory agency.

There are 15 National Trails within England & Wales. North Yorkshire is home to the Pennine Way, Pennine Bridleway, Cleveland Way and the Coast Walk.

The highest point of the east coast of England is at Boulby, near Staithes where the cliffs reach over 650 ft (200 metres).

The Yorkshire Dales National Park covers an area of 841 square miles covering parts of Lancashire and Cumbria. There are 37 conservation areas within the Park.

The Yorkshire Dales National Park is home to Hardraw Foss, England's largest single drop waterfall (100ft).

The Tan Hill Inn at Reeth on the Pennine Way is Britain's highest pub at 1732 ft above sea level.

Dry stone walls in North Yorkshire are a major character of the countryside. Each wall can tell a story as wallers have their own style. Dry stone walls date back to the Enclosures Act of Parliament in 1201.

Rievaulx Abbey was North Yorkshire's first Cistercian Abbey. At its peak it had 150 monks and 500 lay brothers and farmed 14,000 sheep on the moors.

The North Yorkshire Heritage Coast is 36 miles long running from Saltburn to Scalby Mills near Scarborough. There are over 40 of these iconic coastlines around England and Wales.



Boulby, highest cliffs on the east coast of England

The Green Belt

The purpose of a green belt is to create a 'green lung' around major settlements, we have two green belts in North Yorkshire, one at York and the other at Harrogate.

There are 14 Green Belt areas in England. Development on this designated land is supposed to be tightly controlled so that it can fulfill its main purpose; to serve as a buffer between towns and between town and countryside. Green belts are a cherished asset, bring social, environmental and economic benefits, while giving people a chance to tap into nature capital on their doorsteps.

Green belt has never before faced such serious threats....

CPRE at county and national level works to ensure that local plans truly protect and enhance our green belts by ensuring that local plans offer recognition and protection and combatting planning applications that would damage green belt.

The York Green Belt

Land at Rufforth has been the subject of a series of applications to create an industrial scale poultry production plant. 288,000 birds would be processed each eight week period. CPRENY has commented on the application stressing that the impact of noise, traffic and more importantly the destruction of the feeling of openness of the York green belt would be unacceptable. Our objection is mirrored by local parish councils and Julian Sturdy MP. The planning committee were due to debate the issue in November however the meeting was deferred. We will update the website as soon as we know more!



Night skies over Ribble viaduct YDNP, image Martin Westwood

Starry Skies

Our 'star of the starry skies', Emma Marrington at National office organises national campaigns focussing on light pollution and the dark skies. Check the Shedding Light survey and Star Count. visit www.cpre.org.uk Dark skies.

Light Pollution and dark skies

Light Pollution

is a generic term referring to excess artificial light that shines where it is neither wanted nor needed!

There are three types of light pollution:

skyglow - the pink or orange glow we see for miles around towns and cities, spreading deep into the countryside. It's caused by a scattering of artificial light by airborne dust and particles.

glare - the uncomfortable brightness of a light source.

light intrusion - light spilling beyond the boundary of the property on which the light is located, sometimes shining through windows and curtains.

What can CPRE volunteers do?

Use the recognition of light pollution issues in the NPPF to lobby your local authority to adopt policies to reduce the impact of light pollution in your area.

NPPF para 125 *"By encouraging good design, planning policies and decisions should limit the impact of light pollution from artificial lights on local amenity, intrinsically dark landscapes and nature conservation."*

There is further detail in the PPG which supports para 125.

Many residents welcome street lighting/switch-off schemes there will however be some who are concerned about levels of safety and an increase in crime. CPRE's latest research showed that according to council's 68% of communities were 'very supportive of street light dimming schemes compared to only 10% who favoured complete switch off schemes.

Remember, light pollution can impact on wildlife, interrupting natural rhythms including migration, reproduction and feeding patterns. Man made light is known to cause confusion to migratory birds often, with fatal outcomes. A CPRE survey found that light pollution can cause a great deal of distress to humans, including disrupted sleep and in some cases, results in the need to move house. Recent studies have suggested that exposure to light can disrupt the body's production of melatonin, a brain hormone best known for its daily role in resetting the body's biological clock

Dark skies are a key characteristic of rural areas

CPRE North Yorkshire believes that darkness at night represents a major difference between what is rural and what is urban.

Light doesn't respect boundaries, it can spread for miles from the source and blurs the important distinction between town and country.

We're not saying there should be no artificial light at all. We're a planning charity that works on common sense. We're saying it needs to be the right kind of lighting and used only where and when needed. It's about balance again and whilst we want to maintain security and safety, we want to protect the night skies.

Local Plans and light pollution

Local councils when developing their local plans should ensure that policies exist to control light pollution in their area and they should identify dark skies that need protection

The Government and Light pollution

We want the national government to commit regularly monitoring England's dark skies to establish change over time and ensure that national and local policies can be improved as needed.

Darkest District areas in North Yorkshire

In the table of dark areas across England we have three key districts with dark skies in the top 10.

4th Ryedale. 6th Richmondshire, 9th Craven

Let's be smart with planning!



Image by Holly a young supporter!

Escape to the country?

Living in rural North Yorkshire costs more - fact

Swapping the town for the country comes at a price. New figures in 2016 by the Halifax show just how high a price. Anyone who dreams of rural bliss can expect to pay 32% more than the average in urban areas in North Yorkshire..

Peter Stockton head of sustainable development at the Yorkshire Dales National Park said in November 2016: "House prices are part of a problem which threatens the future of deeply rural Communities.

When interviewed by Ben Barnett in the Yorkshire Post, our own Chair, Jules Marley said: "*We need affordable homes for young families in the countryside. We need to keep farming alive. Farming goes hand in hand with tourism. Most farmers are the guardians of the countryside. They maintain the iconic drystone walls and hedgerows and the character and appearance of the countryside - and it's the countryside the tourists flock here to visit and appreciate!*"

If we don't make it easier for young people to stay here or come and live here, how can we maintain the farms, if we don't have the farms, who will manage the countryside? If there's no real quality countryside, the tourists won't visit....."

We need to ensure that affordable means affordable and that the trend of developers to obtain planning permission with a promise of a large affordable quota which, once planning is approved, they apply to have reduced or worse...removed is halted.

Stop and Think

For years, the Campaign to Protect Rural England has been campaigning for smart planning. This translates as 'build the right thing in the right place, for the right reasons, at the right time!'

We need to ensure we have affordable homes, but, before we plough up acres of green fields or green belt, let's use what we have right now wisely. After all, we're encouraged to recycle everything from food to clothing to waste, so why don't we recycle buildings and brownfield sites with the same enthusiasm?

Some local councils place so much emphasis on recycling that they refuse to collect bins with the wrong kind of rubbish in them. We believe that the wrong kind of development in the wrong place should be refused with the same enthusiasm!

CPRE's latest study shows that we could provide 1.1 million new homes over the next few years on suitable brownfield sites across England. Our research looked at 53 council's taking part in the Government's pilot Brownfield register scheme. We found that these councils recorded an 11% increase in the number of homes that could be built on brownfield compared to the last available data. Applying this increase across the country gives a new estimated capacity of 1.1 million homes. That **WOULD AND COULD MAKE A DIFFERENCE!**

So, we've established that we have plenty of brownfield land, those of you reading this will remember we mentioned the Civitas think tank report earlier, add the approved planning permissions and the picture changes!

You can take a horse to water but can't make it drink!

We can't make developers build the homes that already have approval, we can't make them use brownfield first and use up the land they have 'banked'. That's why CPRE is calling local councils to refuse planning permission for greenfield sites where these complete with nearby brownfield alternatives. All CPRENY supporters could help by keeping the Branch informed of key brownfield sites in their area.

People count, people matter

As a charity, we see too many cases where people (that's us) are devastated because a contentious planning application threatens to destroy their community. Too many young people are unable to buy homes because the right houses just aren't being built in the right places. Buying a home is the single biggest purchase for most. People work long and hard to create a home in a place where community matters, a place where people care about each other only to be faced with a determined developer who has targetted their area. Yet we know, we have what we need, what we don't have is a little joined up thinking!

Hellifield International Airport!

Major Airport Threatened!

We've mentioned already the threat at the Hellifield Flashes and our need to consult with experts, let's look at the story in a little more depth.

Application 42/2016/17496

Land to the West of Hellifield, Skipton, North Yorkshire
Outline application for the development of a leisure centre, including a swimming pool, 91 bed hotel, visitor accommodation including up to 300 lodges, park and ride for over 600 cars, cinema, bus and coach drop off point, and associated ancillary buildings and access ways.
The application is 1200 pages long and weighs 7.7kgs!

What's the problem?

The site sits on the border of a national park, in between two conservation areas, next to a listed building and will impact directly on two SSSI's

The site should be likened to a sort of Heathrow Airport for birds with three Flash ponds or terminals and flight paths in use every day of the year. The three Flash Ponds are home to thousands of migratory birds, some on the RBPB's Amber and Red list. It's also the site of a large colony of Great Crested Newts, one of the most protected species in Europe.

The Flashes are a vital resting and feeding point for birds travelling the globe and following their migratory patterns. The Flight path includes two local airports at the the Long Preston Deeps and Coniston Hall Lake. Birds travel between the three airports using the established flight paths. Any development on the Flashes will impact on the neighbouring SSSI's.

Planning history

This area has been under constant attack from determined developers since 1991,.

Planning was granted on the basis of a proposed by pass to skirt round the villages of Hellifield and Long Preston. However that plan was cancelled. The local authority created an unusually large Tourism Development Opportunity site on the basis of that by pass but the cancellation of the road means that the TDO as it's known is split by the busy A65. At no stage during the long history was an EIA undertaken and the council have since issued a "Flash statement" acknowledging that this should have been done but ...nothing can be done about that now.



Hellifield Flashes one of the top twelve birdwatching sites in Yorkshire

National Parks and heritage assets

There is no doubt that the development of this site (over 31 hectares) will impact on the setting of the YDNP. It is highly visible from the national trails.

The site sits on the border of the YDNP. It also sits on the border of the Long Preston Conservation Area and the Settle Carlisle Linear Conservation Area. Watercourses running through the site feed into the Pan Beck Fan SSSI. Yet, the developers come back again and again. This is by far the largest of the numerous applications so far. Local residents either move or suffer. Living daily with the threat of development is bad for your health.

Saturation by static caravan/lodge, trailer/ park or chalet home.

We know there is a noticeable attempt to change caravan sites, granted permission on tourism grounds, from touring to static caravans across North Yorkshire. The national parks have addressed this in their local plans. However, Hellifield currently has a site with permission for 280 of these so called static caravans - the approval of this site would over bear Hellifield saturating the area with 580 caravan type structures. The village currently has 1425 residents! This could potentially double a village that has already doubled in size in the last ten years.

What are we doing?

CPRE NY have liaised and worked with The Yorkshire Wildlife Trust, Heritage England, Natural England, the Ramblers Association and SOCC - Save OUR Craven Countryside. We have advised and assisted SOCC at every stage of this development and continue to do so. Our objection supported by the views of Robert McCracken QC is extensive and hard hitting.

visit SOCC at www.hellifield.org.uk follow this application at www.cprenorthyorkshire.co.uk



Campaign to Protect Rural England
Standing up for your countryside

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