



# YORKSHIRE GARDENS TRUST

President: The Countess of Harewood

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[www.yorkshiregardenstrust.org.uk](http://www.yorkshiregardenstrust.org.uk)

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10<sup>th</sup> October 2024

Mrs Val Hepworth  
Trustee  
Conservation and Planning

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Dear Mr Smith

**ZD24/00341/FULL Full planning permission for relocation of a 360m2 marquee and 150m2 catering tent approved under application 21/00685/FULL for the duration of 5 consecutive years, Middleton Lodge, Kneeton Lane Middleton Tyas, North Yorkshire. Additional Documents.**

Thank you for reconsulting the Gardens Trust (GT) in its role as Statutory Consultee with regard to any proposed development affecting a site included by Historic England (HE) on their Register of Parks & Gardens – Middleton Lodge at Grade II. The Yorkshire Gardens Trust (YGT) is a member organisation of the GT and works in partnership with it in respect of the protection and conservation of registered sites and is authorised by the GT to respond on GT's behalf in respect of such consultations.

Following our letter of 15<sup>th</sup> July 2024, we are pleased that the agent has provided an amended Design and Access Statement (D&A) which now includes a Landscape Addendum (Appendix 2) and Heritage Addendum (Appendix 3). This is very helpful providing more detailed information and photographs, thus allowing consultees to assess any impact from the relocation of the marquee and to inform the proposal in relation to NPPF Chapter 16 'Conserving and enhancing the historic environment'.

We agree that the setting of the Grade II\* principal building, Middleton Lodge, will considerably benefit from the removal of the marquee and catering tent which we note will also remove them from being glimpsed in distant views from the parkland to the north-east. Their proposed new location is further from the house, to the south and beyond the house's immediate setting and gardens on what is currently a car park with hardstanding. This car park bounded by wooden rails and shrub planting appears to have been created in the past 2 years or so from the photograph at 1.4.1. (D&A Appendix 2) and Plates 8, 9 (Heritage Addendum). However, we cannot seem to find any record of the Gardens Trust being consulted on the planning for this. The fact that the car park is already in place means that the access for vehicles and pedestrians is also already in place – we didn't have any of this information when we responded on 15<sup>th</sup> July, hence our queries

In terms of this planning application, we suggest that a small number of trees planted on the north-east car park boundary to add to the existing mature trees visible in View 5, (D&A Appendix 2, 1.5.9), would be an additional screen and 'softening' for the car park when viewed from the north-east

parkland, whilst allowing glimpses of the designed landscape from the car park area. Replacement trees should also be planted for the two ash trees suffering from Ash Dieback (D&A 1.5.6).

We have not noted any information regarding the restoration and making good of the existing marquee site near the house but trust that this will be carefully implemented (D&A 2.5.1).

Now that we have the more detailed documents for this application, we consider that the proposal should not harm the significance of the Registered Park and Garden and will benefit the setting of the house.

The Gardens Trust and Yorkshire Gardens Trust have no objection.

Yours sincerely

Val Hepworth  
Trustee Conservation and Planning  
cc. Yorkshire & the North East, Historic England; Kristof Fatsar; conservation @ The Gardens Trust