

**From:** [REDACTED]  
**To:** [DC.Cosultation@nnpa.org.uk](mailto:DC.Cosultation@nnpa.org.uk)  
**Subject:** Fw: 21NP0039 FAO Adam Ewart  
**Date:** 21 June 2021 16:24:02

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Hello Mr Ewart,

We live at Ash Cottage, No.1 The Old Steading, South Yearle and share a boundary with Yearle House by their Old Kennels. We would like to make the following comments in relation to the planning application 21NP0039 for a change of use at Yearle House.

1. We acknowledge that the proposed development will bring economic benefits to the area and will lead to much needed investment in Yearle House and its grounds.
2. Many of our concerns about access have been addressed in the planning application. Our main concern would be any additional use of the back entrance to Yearle House which passes through the Old Steading where we live. This would lead to extra noise and additional 'wear and tear' on the track which is owned by the Old Steading residents. In particular the tarmac section at the lower end which is already breaking up and is not suitable for heavy vehicles. We would propose that not only guest vehicles should use the main drive but also all service vehicles. This is essential to preserve the peace that we currently enjoy and to eliminate any costly road repairs.
3. It appears that the expanded parking area close to the Old Kennels is sited well back from the joint wall at the top of our garden. It is currently not screened from view.
4. We also have concerns about any future development of the Old Kennels which is close to our property and overlooks our garden. We would like to request that future use of this building is confined to storage and that it is not ever used or developed for the purposes of accommodating guests or animals that could cause a noise nuisance.

Thank you.

Regards

Nick and Jill Baxter  
Ash Cottage  
No.1 The Old Steading  
South Yearle  
Wooler  
NE71 6RB

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