

Minutes of the meeting of the PLANNING
COMMITTEE held at 1.30 pm on Thursday,
20th August, 2015 at Council Chamber, Civic
Centre, Stone Cross, Northallerton

Present

Councillor D A Webster (in the Chair)

Councillor	P Bardon	Councillor	C Rooke
	D M Blades		Mrs I Sanderson
	S P Dickins		Mrs J Watson
	G W Ellis		S Watson
	K G Hardisty		

Also in Attendance

Councillor	Mrs C S Cookman	Councillor	B Phillips
	C Patmore		

Apologies for absence were received from Councillors J Noone and A Wake

P.9 **MINUTES**

THE DECISION:

That the minutes of the meeting of the Committee held on 23 July 2015 (P.7 - P.8), previously circulated, be signed as a correct record.

P.10 **PLANNING APPLICATIONS**

The Committee considered reports of the Executive Director relating to applications for planning permission. During the meeting, Officers referred to additional information and representations which had been received.

Except where an alternative condition was contained in the report or an amendment made by the Committee, the condition as set out in the report and the appropriate time limit conditions were to be attached in accordance with the relevant provisions of Section 91 and 92 of the Town and Country Planning Act 1990.

The abbreviated conditions and reasons shown in the report were to be set out in full on the notices of decision. It was noted that following consideration by the Committee, and without further reference to the Committee, the Director had delegated authority to add, delete or amend conditions and reasons for refusal.

In considering the report(s) of the Executive Director regard had been paid to the policies of the relevant development plan, the National Planning Policy Framework and all other material planning considerations. Where the Committee deferred consideration or refused planning permission the reasons for that decision are as shown in the report or as set out below.

Where the Committee granted planning permission in accordance with the recommendation in a report this was because the proposal is in accordance with the development plan the National Planning Policy Framework or other material considerations as set out in the report unless otherwise specified below. Where the Committee granted planning permission contrary to the recommendation in the report the reasons for doing so and the conditions to be attached are set out below.

THE DECISION:

That the applications be determined in accordance with the recommendation in the report of the Executive Director, unless shown otherwise:-

- (1) 15/01189/FUL - Construction of a new dwelling at Land adjacent to (the garden) 9 The Green, Ainderby Steeple for Mr G T B Place

PERMISSION GRANTED

- (2) 15/00513/FUL - Construction of a dwelling as amended by drawings and details received by Hambleton District Council on 10 May 2015 and 12 May 2015 at Birdforth House, Main Street, Alne for Mrs Sally/Helen Craggs/Coverdale

DEFER to negotiate amendments to the design.

The decision was contrary to the recommendation of the Director of Environmental and Planning Services.

(The applicant's agent, Chris Dent, spoke in support of the application).

(Dr Gudrun Gaudian spoke on behalf of Alne Parish Council objecting to the application.)

(Ian Darby spoke objecting to the application.)

- (3) 15/01055/OUT - Outline application for the construction of a detached dwelling with some matters reserved (considering access and layout) at Oak Dene, Burneston for Mr W Greenwood

PERMISSION GRANTED

- (4) 15/01323/FUL - Change of use of agriculture land to use as storage area for implements and machinery in association with groundworks and agricultural contracting business at Dalton Lane, Dalton for Mr J Binks

PERMISSION GRANTED

(The applicant's agent, Charles Shaw, spoke in support of the application).

- (5) 15/01324/FUL - Construction of dwellinghouse at Dalton Lane, Dalton for Mr J Binks

DEFER to allow further discussions with the applicant's representatives.

(The applicant's agent, Charles Shaw, spoke in support of the deferral).

- (6) 15/01500/FUL - Revised application for the demolition of existing building and construction of 37 retirement living housing units (category II type accommodation), communal facilities, landscaping and car parking (reduction in car parking spaces from 36 to 35) at Stillington Road, Easingwold for McCarthy & Stone Retirement Lifestyles Ltd

PERMISSION GRANTED

(The applicant's agent, David Tyro, spoke in support of the application).

- (7) 15/01126/FUL - Conversion and extension of existing buildings to create a single dwelling (revised scheme) at Eldmire Hill, Ox Close Lane, Eldmire for Mr and Mrs Richardson

PERMISSION GRANTED

- (8) 15/00190/FUL - Conversion of barn to form two bedroom dwelling including part demolition of section of building at The Barn, Main Street, Helperby for Live Love Local Ltd

PERMISSION REFUSED because the introduction of a new dwelling in a location to the rear of existing dwellings would result in additional noise and disturbance which would harm the amenity of neighbouring occupiers, this would be contrary to the provisions of the Local Development Framework Policies CP1 and DP1 and the requirements of the NPPF which expects a good standard of residential amenity for existing and future occupiers.

(The applicant's agent, Diane Baines, spoke in support of the application).

- (9) 15/01477/FUL - Construction of an extension to provide additional changing rooms at Bedale Athletic & Sports Association, Leyburn Road, Bedale for Bedale Athletic & Sports Association

PERMISSION GRANTED

- (10) 15/01595/FUL - Retrospective application for the removal of existing window into store area and replace it with a serving hatch and the installation of additional decking to rear at Main Street, Sutton-on-the-Forest for Rose and Crown

PERMISSION GRANTED with the removal of Condition 3.

(The applicant, Stuart Temple, spoke in support of the application.)

- (11) 15/01444/MRC - Variation of Conditions 04 - vehicle access, parking, manoeuvring and turning areas and 07 - approved drawings - of Planning Permission 08/00654/REM (Drawings No: 3612-02A and 3612-05, 06 and 07) at 18 Byland Avenue, Thirsk for Mr and Mrs Snelling

DEFER for site visit.

(The applicant's agent, Alec Cropper, spoke in support of the application).

- (12) 15/01090/OUT - Outline application for a single dwelling for Pilcher Homes Ltd for Pilcher Homes Ltd at Land adjacent to West House, Thrinftoft, North Yorkshire DL7 0PL

PERMISSION GRANTED

(Wendy Horn spoke objecting to the application.)

- (13) 15/01259/FUL - Demolition of existing agricultural barn and construction of a three bedroom dwelling at Ivy Cottage, West Rounton for Mr and Mrs Mann

PERMISSION GRANTED

The meeting closed at 3.45 pm

Chairman of the Committee