

Present

Councillor D A Webster (In the Chair)

Councillor	D E Adamson	Councillor	K G Hardisty
	P Bardon		M J Prest
	D M Blades		C R Rooke
	J Coulson		Mrs M Skilbeck
	S P Dickins		A P Wake
	Mrs B S Fortune		P G Sowray
	Mrs J A Griffiths		

Also in Attendance

Councillor	Mrs F M Greenwell	Councillor	M S Robson
	R Kirk		Mrs J Watson
	B Phillips		

(Apologies for absence were received from Councillors G W Ellis and A W Wood.)

P.21 **MINUTES**

**THE DECISION:**

That the minutes of the meeting of the Committee held on 5 December 2013 (P.19 - P.20), previously circulated, be signed as a correct record.

P.22 **PLANNING APPLICATIONS – DECISIONS**

The Committee considered reports of the Director of Housing and Planning Services 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 Director of Housing and Planning Services 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 Director of Housing and Planning Services, unless shown otherwise:-

- (1) 13/01770/FUL - Revised application for the construction of 40 dwellings with associated garaging, access, landscaping and pumping station at land off Ripon Way, Carlton Miniott for Taylor Wimpey (North Yorkshire) Limited.

PERMISSION GRANTED subject to the entering into of a planning obligation relating to affordable housing and a contribution to education and recreational facilities.

Mr M Leigh spoke on behalf of the applicant in favour of the application.

- (2) 13/02323/FUL - Demolition of existing agricultural building, alterations and extensions to 3 agricultural buildings to form 6 dwellings and formation of a new vehicular access and associated works at land off Catton Village Street, Catton Village Street, Catton for Robin Hall Associates.

PERMISSION GRANTED subject to completion of a planning obligation relating to affordable housing and either a planning obligation or a condition relating to provision of recreational facilities.

- (3) 13/02275/OUT - Outline application for a residential development (up to 113 dwellings) with associated access (and all other matters reserved), change of use of existing agricultural building to B1 use and demolition of 4 buildings at land off Station Road, Great Ayton for Gladman Developments Ltd.

PERMISSION REFUSED

(The applicant's agent, Ms E Walker, spoke in support of the application.)

(Councillor J Fletcher spoke on behalf of Great Ayton Parish Council objecting to the application.)

(Ms M Ferguson spoke as agent for the tenant of the land and a number of local residents objecting to the application.)

- (4) 12/00911/FUL - Retrospective application for the change of use of land from single family gypsy site and alterations to amenity building to form a dwelling at The Stables, Broughton Grange, High Street, Great Broughton for Mr Billy Foster.

PERMISSION REFUSED

(The applicant's agent, Mr J Pollitt, spoke in support of the application.)

- (5) 13/02295/FUL - Revised retrospective application to use an existing caravan for residential purposes for an agricultural worker for a three year period at Ingleby Lane Farm, Ingleby Greenhow for Mr David Jones.

PERMISSION GRANTED

(The applicant, Mr D Jones, spoke in support of the application.)

(Mr H Kasuji spoke as agent for a neighbour objecting to the application.)

- (6) 13/01008/FUL - Retrospective application for a change of use of annex into separate dwelling at Northfield, Oaktree Bank, Borrowby for Mr M Cameron.

PERMISSION REFUSED

(The applicant, Mrs D Cameron, spoke in support of the application.)

(Ms L Gibbon spoke on behalf of Knayton Parish Council supporting the application.)

- (7) 13/02446/FUL - Construction of an agricultural storage building at land north of Morton on Swale, east of Treatment Works and south of Thrintoft, Thrintoft for A R Sanderson.

WITHDRAWN

- (8) 13/01862/FUL - Conversion of retail unit into a residential unit at Elders, Elder Road, Northallerton for Mr P Cochrane.

PERMISSION GRANTED subject to completion of a planning obligation relating to a contribution to recreational facilities and the North Northallerton Link Road.

The decision was contrary to the recommendation of the Director of Housing and Planning Services. The Committee was satisfied that there would not be an adverse impact on the amenity of future occupiers and that the shop unit would be likely to remain vacant.

(The applicant's agent, Mr I Parminter, spoke in support of the application.)

- (9) 13/02318/FUL - Change of use from manufacture, storage and distribution to storage and distribution (natural stone paving and tiles) at The Manor House, Snape for Prices Paving & Tile Ltd.

PERMISSION GRANTED

(Ms K Simpson spoke on behalf of the applicant in support of the application.)

- (10) 13/01349/FUL - Retrospective application for refurbishment of existing stable block, formation of a concrete hard-standing area and levelling part of existing paddock area at OS Field 9700, Stockton Road, Thirsk for Mr Charles Teasdale.

PERMISSION GRANTED subject to an additional condition prohibiting the use of the land for the stationing or storage of any caravan, mobile home or motorised vehicles.

(The applicant's agent, Mr J Pollitt, spoke in support of the application.)

The meeting closed at 4.30pm.

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Chairman of the Committee