

PLANNING COMMITTEE
SUPPLEMENTARY INFORMATION
18th November 2021 - Update list

Agenda Item	Application number and Parish	Respondent	
1	20/02882/OUT Aiskew	Ward Member Cllr John Noone	<p>I agree with the Parish Council that this application should be approved.</p> <p>There should be a condition re no more than 88 dwellings on the site & no less than 30% Affordable Housing.</p> <p>Blind Lane must be used for construction traffic if it cannot be used as the primary access into the development. Bluebell way must be adopted before any works are started on this site. As for the manually operated drop down bollards being a solution to discouraging general use by residents. I for one cannot see it working, as no one will be able to Police its use. The bollards will in my opinion be left down for convenience, & will end up being of no use whatsoever. Granting this outline application will improve the area no end, by developing a very untidy brownfield site.</p>
2	21/01867/FUL Borrowby	Amended Plans Submitted Additional Parish Council Observation	<p>The agent has tabled amended plans on the 17th November which reduce the scale of the proposed dwelling by omitting the orangery/sunroom to the rear and the double car port on the side elevation. New drawing numbers:</p> <ul style="list-style-type: none"> - 1560/003 Rev A - 1560/030 Rev A - 1560/031 Rev A - 1560/040 Rev A - 1560/041 Rev A <p>“Having replied with no objections within the Parish Council consultancy time, we would like to add some comments in support of the application for Oakdene, Woundales Lane, Knayton, for Cramp (21/01867/FUL):</p> <p>“We have been informed that there will be a site visit and that the application will be discussed at the upcoming Planning Committee Meeting.</p>

		Additional Neighbour Observation	<p>The Parish Council feel that the application would provide a sympathetic solution to an original building which will otherwise fall into disrepair. The proposal is obviously for a much larger structure than the old Oakdene but would pose some resemblance to the old house.””</p> <p>One further letter of support received with the following comments:</p> <ul style="list-style-type: none"> - The plans proposed are sympathetic to the surroundings. - The plans include recycling the current house, so materials are reused. The house at the moment is unsuitable for a growing family as it isn't well insulated and not environmentally friendly and very small inside. - The plans will not spoil the setting and will make good use of the land. As someone who lives nearby and passes the property daily, I believe it is a fitting design for my area.
3	20/02341/FUL Easingwold	Officer	<p>The presentation of the application to committee was primarily delayed as the applicants had procured services from the Environment Agency (EA) Data and Evidence team to incorporate into their submission, following concerns raised by the EA Planning Advisor in the Sustainable Places team. The receipt of the information was delayed from the EA, officers attempted to liaise with the EA Planning Advisor to try to expedite the turnaround of this information. It is understood due to uncertainties around delivery receipt of materials, cabin and equipment was undertaken as it was not anticipated that the delays would have been as long.</p>
4	20/02342/FUL Easingwold	Officer	<p>A condition will be added as follows:</p> <p>Within 2 months of the date of this decision a scheme for the alternative treatment of the external colour and/or material of the temporary rural workers dwellings hereby approved shall be submitted for the written approval of the Local Planning Authority. Once approved the development shall be implemented in accordance with the agreed timescale.</p>
5	21/01561/REM Exelby	Ward Member Cllr John Noone	<p>This application should be very straightforward, as the principle of development was established at the outline stage. The problem with it is, the proposed dwelling is not in keeping with its neighbouring properties, The Old Forge & Aschilebi House. The contemporary design is over the top & a missed opportunity. I would like to see a property that fits in to the street scene in an individual way not standing out like a sore thumb.</p>

			I would urge the Committee to defer or refuse this application in its present form.
6			Withdrawn from the agenda
7	21/01643/FUL Huby	Consultee response from Contaminated Land	<p>Response as noted below:</p> <p>The Preliminary Assessment of Land Contamination (PALC) form has not identified any potential sources of contamination the risk of contamination affecting the development or end users is considered to be low. However, to address any unexpected contamination during any approved development the following condition is recommended:</p> <p>Reporting of Unexpected Contamination</p> <p>In the event that unexpected contamination is found at any time when carrying out the approved development, it must be reported in writing immediately to the Local Planning Authority. An investigation and risk assessment must be undertaken and where remediation is necessary a remediation scheme must be prepared, which is subject to the approval in writing of the Local Planning Authority. Following completion of measures identified in the approved remediation scheme a verification report must be prepared, which is subject to the approval in writing of the Local Planning Authority.]</p> <p>Reason: To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised, together with those to controlled waters, property and ecological systems, and to ensure that the development can be carried out safely without unacceptable risks to workers, neighbours and other offsite receptors.</p>
		Officer comment	Condition to be added as recommended.
8	21/00623/FUL Huby	Consultee response from Contaminated Land	<p>Response as noted below:</p> <p>The Preliminary Assessment of Land Contamination (PALC) form submitted has not identified any potential sources of contamination and therefore the risk of contamination affecting the development or end users is considered to be low. However, to address any</p>

			<p>unexpected contamination during any approved development the following condition is recommended:</p> <p>Reporting of Unexpected Contamination</p> <p>In the event that unexpected contamination is found at any time when carrying out the approved development, it must be reported in writing immediately to the Local Planning Authority. An investigation and risk assessment must be undertaken and where remediation is necessary a remediation scheme must be prepared, which is subject to the approval in writing of the Local Planning Authority. Following completion of measures identified in the approved remediation scheme a verification report must be prepared, which is subject to the approval in writing of the Local Planning Authority.</p> <p>Reason: To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised, together with those to controlled waters, property and ecological systems, and to ensure that the development can be carried out safely without unacceptable risks to workers, neighbours and other offsite receptors.</p>
		Officer comment	Condition to be added as recommended.
9	21/01769/FUL Huby		
10	21/02426/FUL Northallerton		
11	21/02427/LBC Northallerton		