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Minutes of the meeting of the PLANNING
COMMITTEE held at 1.30 pm on Thursday,
31st May, 2018 in the Council Chamber, Civic
Centre, Stone Cross, Northallerton

Present

Councillor P Bardon (in the Chair)

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| Councillor | J Noone | Councillor | R W Hudson |
| | M A Barningham | | C Patmore |
| | D M Blades | | B Phillips |
| | Mrs B S Fortune | | C Rooke |
| | K G Hardisty | | D A Webster |

Also in Attendance

| | | | |
|------------|-----------|------------|-----------------|
| Councillor | R A Baker | Councillor | Mrs C S Cookman |
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P.3 **MINUTES**

THE DECISION:

That the minutes of the meetings of the Committee held on 3 May and 15 May 2018 (P.27 – P.28 and P.1 – P.2), previously circulated, be signed as correct records.

P.4 **PLANNING APPLICATIONS**

The Committee considered reports of the Deputy Chief Executive 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 Deputy Chief Executive had delegated authority to add, delete or amend conditions and reasons for refusal.

In considering the report(s) of the Deputy Chief Executive 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 Deputy Chief Executive, unless shown otherwise:-

- (1) 18/00308/MRC - Removal of condition 15 (construction of footway prior to occupation) of planning permission 17/00611/FUL - 3 detached dwellings and new access to Plots 2 and 3 at Land to the east of Lead Lane, Lead Lane, Brompton for Mr and Mrs A Maynard

PERMISSION GRANTED

- (2) 18/00087/OUT - Outline planning application (with all matters reserved) for the construction of five detached dwellings at Land to the east of Fiji Villa, Carthorpe for Carthorpe Developments Ltd

PERMISSION GRANTED because the Committee felt the development would not have a detrimental impact on the character of the village and the open character of the countryside

The decision was contrary to the recommendation of the Deputy Chief Executive

(The applicant's agent, Jonathan Saddington, spoke in support of the application).

(Andrew Cunningham (Agent) spoke on behalf of Martin Collins objecting to the application.)

- (3) 18/00603/FUL - Proposed construction of a pig finishing building at East Carolina Farm, Easingwold for Mr Richard Ellis

PERMISSION GRANTED

- (4) 18/00688/FUL - Demolish detached four-car garage incorporating utility room and build new double garage and link to house via a new utility room at The Old Forge, Exelby for Mr Gerald Price

PERMISSION GRANTED

- (5) 17/00013/TPO2 - Hambleton District Council (Huby) Tree Preservation Order 2017/No.13 at Green Croft, Huby

ORDER CONFIRMED

- (6) 17/02555/FUL - Two bedroom detached bungalow with parking and turning spaces at 4 Stillington Road, Huby for Mr James Peter Williamson

PERMISSION REFUSED

(Matthew Hall spoke objecting to the application.)

- (7) 18/00361/FUL - Two story side extension to provide an integral garage at Fernleigh, Ingleby Arncliffe for Mr and Mrs David Atkinson

PERMISSION REFUSED but omitting reason 2 of the grounds for refusal set out in the officer's report following receipt of amended plans

(Andrew Cunningham spoke on behalf of the applicant in support of the application).

(Clive Walley spoke on behalf of Ingleby Arncliffe Parish Council in support of the application.)

- (8) 18/00553/FUL - Construction of a detached bungalow and detached garage at Ash Brae, Langthorne for Mr and Mrs C McGee

PERMISSION GRANTED

- (9) 17/01766/FUL - New detached dwelling at 10 Cooper Lane, Potto for Mr and Mrs K Davison

PERMISSION REFUSED

(The applicant, Keith Davison, spoke in support of the application.)

(Les Wyatt spoke objecting to the application.)

- (10) 18/00576/FUL - Creation of a new detached dwelling at Land east of Leven Valley and south of South View, Hutton Rudby for Mr and Mrs R and J Readman

PERMISSION REFUSED

(The applicant's agent, Steve Hesmondhalgh, spoke in support of the application).

(Patrick Montgomery spoke objecting to the application.)

Disclosure of Interest

Councillors Mrs B S Fortune and R Hudson both disclosed a non-pecuniary personal interest as both Councillors knew the applicant and Councillor R Hudson also had previous business dealings with the applicant, and left the meeting prior to discussion and voting on this item.

Note: The meeting adjourned at 3.20pm and reconvened at 3.30pm.

- (11) 17/02612/FUL - Construction of one detached dwellinghouse at Stokesley Used Car Sales, Tame Bridge for Mr Da Silva

DEFER for further information on foul and surface water drainage, flooding, use of the buildings to the rear, land contamination, improvements for design and scale.

(Janet Bainbridge spoke on behalf of Seamer Parish Council objecting to the application.)

- (12) 18/00490/OUT - Outline application (all matters reserved) for the construction of four detached dwellings (self-build plots) at Land west of Owlwood House, West Lane, Stillington for Mr J Sparrow and Ms J Robinson

PERMISSION REFUSED

(The applicant's agent, Jonathan Saddington, spoke in support of the application).

- (13) 18/00591/OUT - Outline application for the construction of two dwellings (with access and layout to be considered) at The Hollies, Main Street, Thornton le Moor for Mr and Mrs G Hide

PERMISSION GRANTED subject to an additional condition limiting the development to two dwellings and an amendment to Condition 7 to include details of foul water drainage

- (14) 16/02771/FUL - Change of use of land to allow for the siting of touring caravans with new landscaping works and retrospective permission for siting of gas tanks at Hawthorn Parks, Thornborough Grange Park, Stockton Road, South Kilvington for Mr J Burnside

PERMISSION REFUSED

(Jo Fouveh spoke objecting to the application.)

- (15) 17/02739/FUL - Construction of single dwelling (access off South Back Lane) at The Croft, South Back Lane, Tollerton for Mrs M Hardy

PERMISSION GRANTED because the Committee felt the development would not cause harm to character and the appearance of the conservation area and the access to South Back Lane was acceptable for a single dwelling

The decision was contrary to the recommendation of the Deputy Chief Executive.

(The applicant's agent, Jonathan Saddington, spoke in support of the application).

The meeting closed at 5.05 pm

Chairman of the Committee