



KIRKBYMOORSIDE TOWN COUNCIL

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Minutes of a Planning Committee meeting of the Kirkbymoorside Town Council held at Church House, Kirkbymoorside, on Monday 16 November 2015 at 7.00pm

Present: Councillors A Ashworth, J Cossins, C Dowie and J Watson.

Also Present: Town Clerk L Bolland, County Councillor Val Arnold and District Councillor David Cussons and 9 members of the public.

Councillor C Dowie opened the meeting and welcomed all present.

P15039 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Coughlan and Smeaton.

P15040 DECLARATIONS OF INTEREST

None however, Cllr Dowie confirmed that she had received correspondence from Peacock and Smith with regards to the proposed development of the Ravenswick Estate, as a courtesy in her capacity as Town Mayor.

P15041 MINUTES & MATTERS ARISING

The minutes of the Planning Committee meeting held on 19 October 2015 were **approved** and **signed**.

There were no matters arising.

P15042 PUBLIC SESSION

The comments made by members of the public in respect of the planning applications are recorded under minute P15043.

P15043 PLANNING APPLICATIONS

- a. 15/01156/OUT| Residential development (site area 0.38ha) | North Yorkshire Highways Depot Manor Vale Lane Kirkbymoorside YO62 6EG

A member of the public commented that the appalling state of the Old Highways Depot and the detritus thereon is a legacy of NYCC and that it is in the best interest of the town to not deter development of the site. This opinion was supported by all present.

Another member of the public confirmed that as a resident of Manor Vale Lane they are in support of residential development, however there are concerns about the drainage. It was suggested that the number of houses outlined by the proposal would be the most that the site would be able to accommodate. It was further commented that the residents have persistently complained about the state of the site and the imposition it poses both aesthetically and as a safety consideration to residents and visitors alike.

A representative of the band expressed concerns about the proximity of residential housing to the band and raised the concern that the right of access would be modified and the impact this would have on the band and golf course.

The Planning committee confirmed its support of the plans for residential development and commented that the developers and future residents alike must be aware that due to the proximity with the band building it is inevitable that there will be noise. It was agreed that any development should allow as much distance as possible between the houses and the band to minimise the noise effect. Furthermore the drainage of the site is of particular concern and would need to be addressed.

- b. 15/01163/FUL | Demolition of Ravenswick Hall together with adjacent lodge and majority of associated outbuildings and former agricultural buildings and erection of a replacement 10 no. bedroom country house and associated buildings, inc. leisure building, service building, detached quadruple garage, gatehouse, pool house, outdoor swimming pool, garden store, tennis court, landscaped gardens with temple and grotto, 2no.belvederes (parkland structures) and 2 no. linked pools and erection of 1 no. four bedroom staff dwelling with attached double garage and 3 no. three bedroom staff dwellings with attached single garages | Ravenswick Swineherd Lane Kirkbymoorside YO62 7LR

The planning Committee welcome the development proposals and hope that where possible local tradesmen and supplies will be utilised. It is hoped that there will be employment opportunities for people in the area throughout the development and with ongoing maintenance and management of the site in the future.

P15044 The following planning decision was noted:

- a. 15/00644/FUL | Erection of extension to band room to form a concert and scout hall, following demolition of existing scout hut. | Band Room Kirkbymoorside Town Brass Band Manor Vale Lane Kirkbymoorside YO62 6EG **Approved**
- b. 15/00960/HOUSE | Replacement of 4no. timber single glazed front elevation windows by 4no. timber double glazed windows | 13 Dale End Kirkbymoorside YO62 6EE **Approved**
- c. 15/00961/HOUSE | Replacement of 4no. front elevation timber single glazed Yorkshire sliding sash windows by 4no. timber double glazed Yorkshire sliding sash windows | 76 West End Kirkbymoorside YO62 6AF **Approved**
- d. 15/00979/FUL | Change of use and erection of single storey extension to east and south elevations of existing outbuilding to form a detached self contained one bedroom residential annex to Howe Green | Building East Of Howe Green Swineherd Lane Kirkbymoorside **Approved**
- e. 15/01005/HOUSE | Erection of single story extensions to the north west elevation to include a single garage | Rivendell Swineherd Lane Kirkbymoorside YO62 6LR **Approved**

P15045 NEXT MEETING

It was noted that the next meeting will be held at 7pm on 21 December 2015 if there are Planning Applications for consideration.

The meeting ended at 7.21 pm.

Signed.....Chairman

Date.....