



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 17th October 2016 at 7.00pm

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

Also Present: Town Clerk L Bolland, and 5 members of the public.

Councillor Ashworth opened the meeting and welcomed all present.

P16025 APOLOGIES FOR ABSENCE

None.

P16026 DECLARATIONS OF INTEREST

None.

P16027 MINUTES & MATTERS ARISING

The minutes of the Planning Committee meeting held on 18th July 2016 were **approved** and **signed**.

There were no matters arising.

P16028 PUBLIC SESSION

Members of the public raised concerns and comments with regards to agenda item 5d in respect of the proposal for outline planning application for residential development on part of the site of the former County Council depot. Previous comments about the current state of the site were reinforced. The imposition it poses both aesthetically and as a safety consideration to residents and visitors alike is still of great concern.

Support was expressed for the proposed development as, with the state of the site presently being such a disgrace and a hazard, it is in the best interest of the town to not deter development of the site. However concerns were raised that the developer needs to take measures to address the issue of flooding in the area and expert testimonials and reports previously submitted in response to former applications for development of the site must be taken into consideration.

P16029 PLANNING APPLICATIONS

- a. 16/01557/FUL | Change of use of dwelling (Use Class C3) to an office (Use Class A2) (retrospective) | 24 Howe End Kirkbymoorside YO62 6BD
No Comment
- b. 16/01590/FUL | Replacement of all existing windows, front entrance doors and rear patio doors with PVCU windows and doors | 1-18 Town Farm Close Kirkbymoorside North Yorkshire YO62 6AU

No Comment

- c. The proposal for outline planning application for residential development on part of the site of the former County Council depot on Manor Vale Lane, Kirkbymoorside as submitted by O'Neil Associates on behalf of a development company named Thomas Crown Associates was considered.

The Planning Committee agree with comments raised by members of the public. The proposal would greatly benefit the site on provision that measures are implemented to reflect the expert advice previously provided in detailed reports.

The Planning Committee would like to re-submit the observations submitted in respect of the previous applications 15/01156/OUT and 15/01156/MOUT, the comments remain valid for this application, as follows:

Attention must be drawn to the repeated incidences of surface water flooding in Kirkbymoorside and the impact on existing houses in Manor Vale. Video and photographic evidence of the floods previously submitted to Alan Hunter should be brought to the attention of the Planning Committee.

The introduction of additional impermeable surface areas, would exacerbate the ongoing issues of flooding in Manor Vale, and the detrimental impact that this would have to the existing properties. It is important that the developer addresses the matter of drainage in sufficient detail to allay any fears and a demonstration of suitable surface water management proposals should be provided.

The Planning committee confirmed its support of the plans for residential development.

P16030 The following planning decisions were noted:

- a. 16/01266/LBC | Replacement of existing timber framed rear patio doors with aluminium framed folding patio doors. | 32 Howe End Kirkbymoorside YO62 6BD **Approved**
- b. 16/01219/FUL | Erection of rear extension to house a lift serving the ground and first floors **Approved**
- c. 16/01220/LBC | External and internal alterations to include erection of rear extension to house a lift serving the ground and first floors, installation of wall-mounted lights and 2no. wall-mounted notice boards, removal of secondary glazing from north elevation ground floor windows together with internal partitioning and levelling of access to facilitate wheelchair accessibility, revised toilet facilities and formation of first floor kitchen following removal of stair lift and first floor staircase | Memorial Hall Market Place Kirkbymoorside YO62 6DA **Approved**

P16031 NEXT MEETING

It was noted that the next meeting will be held at 7pm on 21st November 2016 if there are Planning Applications for consideration.

The meeting ended at 7.22 pm.

SignedChairman

Date