

BEVERLEY TOWN COUNCIL

Town Clerk: Helen Watson FILCM

12 Well Lane, Beverley, HU17 9BL

Tel 01482 874096

31st March 2016

To All Councillors

Members of the Planning, Property & Services Committee:

Cllrs Aird, Begnett, B Cooper, G Cooper, Dodsworth, Elvidge, Pearson and Willis

All Councillors are invited to attend to hear the Barton Willmore re: proposals for a new residential development on land to the South East of Beverley

Dear Councillor

PLANNING, PROPERTY & SERVICES COMMITTEE

You are hereby summoned to attend a meeting of the Town Council's Planning, Property & Services Committee to be held on **Tuesday 5th April 2016 at 6.30pm** in the Council Meeting Room, Beverley Town Council, 12 Well Lane, Beverley.

Yours sincerely

Carol Oliver

Carol Oliver

Deputy Town Clerk

Beverley Town Council supports the rights of anyone to record this meeting in so far as is possible within the constraints of the council's meeting rooms, but advises that no-one may disrupt the meeting in doing so. Anyone wishing to record council meetings should obtain the necessary legal advice to ensure they understand the rights of any members of the public who may be present who do not wish to be filmed or recorded.

AGENDA

1. To receive apologies for absence
2. (a) To record declarations of interest by any member of the council in respect of the agenda items listed below. Members declaring interests should identify the agenda item and type of interest being declared.

(b) To note dispensations given to any member of the council in respect of the agenda items listed below.
3. To receive a presentation from Barton Willmore re: proposals for a new residential development on land to the South East of Beverley
4. To note the minutes of the Planning Property & Services meeting on the 1st March 2016 approved at Full Council on 4th April 2016
5. To review the action plan from the Minutes of the 1st March 2016
6. Matters Arising from the above Minutes not on the Agenda
7. To discuss the allotments:
 - a) To receive numbers on the Allotment Waiting List
8. To receive an update on the Skatepark
9. To consider grit and litter bin requests
 - a) Beverley Carpets – Swinemoor Lane

b) Cherry Lane/Mill Lane/Goth Lane

10. Planning Applications - The Committee's views are sought on the following planning applications, on which the Town Council has been consulted by the Local Planning Authority.

Number	Address	Ward	Plan Type	Application	Due Date
15/01583	Land North West Of 15, York Road,	SMW	F	Erection of a dwelling (amended plans)	Objection, the proposal would detract from the Conservation Area because it is out of character with the form and grain of this part of York Road. There is limited space available for the development footprint causing overlooking problems and lack of privacy for proposed occupants. The impact of the height of the proposed building, especially to the frontage, would be considerable, and the roofing materials would be out of keeping with the slate roofing of all the neighbouring dwellings. Concerns regarding the restricted access both for construction traffic and emergency vehicles. Concerns regarding the effect on the amenities of adjoining households by traffic and guest parking.
16/00504	White Horse Inn, Hengate		LBC	Alterations to existing layout to re-locate managers flat and provide letting bedrooms	No objection in principle but please note the comments from Historic England.
15/02845	East Riding College Armstrong Way	MS	F	Retention of a roof mounted wind turbine (AMENDED PLANS)	No objection

16/00167	Land Rear Of 309 To 315 Grovehill Road	MS	F	Erection of a dwelling (amended plans)	Objection - loss of privacy to neighbours.
16/00623	3 Flemingate	MS	F	Alterations to shop front, installation of bi-folding doors to rear, alterations to flat layout above and removal of chimney to rear	No objection
16/00624	3 Flemingate	MS	LBC	Alterations to shop front, installation of bi-folding doors to rear, alterations to flat layout above and removal of chimney to rear	No objection
15/04006	Hodgsons Flemingate	MS	F	Erection of two storey extension to rear (with part retractable roof) and single storey infill extension to side (west); construction of access ramps and steps to front, flank wall and gates to side (west), raised outdoor terraces with balustrade to side (east) and rear, and 1.7m high garden walls to side (east); installation of two kitchen extraction flues; alterations and replacement of existing windows and doors to both sides, alterations to existing flank wall to side (east) to create new vehicular access within the site and creation of parking area to side (east); following demolition of existing rear and side (east) extensions [AMENDED PLANS AND DESCRIPTION] at Hodgsons	No objection
15/04007	Hodgsons Flemingate	MS	LBC	Erection of two storey extension to rear (with part retractable roof) and single storey infill extension to side (west); construction of access ramps and steps to front, flank wall and gates to side (west), raised outdoor terraces with balustrade to side (east) and rear, and 1.7m high garden walls to side (east); installation of two kitchen extraction flues; alterations and replacement of existing windows and doors to both sides, alterations to existing flank wall to side (east) to create new vehicular access within the site; internal alterations including the removal of partition walls, staircase to existing cellar and installation of lift and hoist between ground and first floors; following demolition of existing rear and side (east) extensions [AMENDED PLANS AND DESCRIPTION] at Hodgsons Flemingate	No objection
16/00004	Clarks Shoes, 47 Toll Gavel	SMW	LBC	Redecoration of existing shop front and installation new illuminated fascia and projecting signs (AMENDED PLANS),	No objection
16/00570	87 Norwood	SMW	F	Erection of single storey extension to rear	No objection
16/00740	The Shed 7 - 11 New Walker gate	SMW	F	Installation of extract duct and weather cowl to kitchen at rear	No objection
16/00741	The Shed 7 - 11 New Walker gate	SMW	LBC	Installation of extract duct and weather cowl to kitchen at rear	No objection
16/00387	1 Saturday Market	SMW	LBC	Display of 2 replacement backlit signs to front and side and external/internal alterations http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O20QGVBJ0M100	29/03/2016

16/00487	26 New begin	SMW	F	Erection of two storey and single storey extensions to rear, installation of windows to side, replacement windows and installation of roof light to front and rebuild part of existing garden wall http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O2FCWVBJJLG00	30/03/2016
16/00792	Ladygate Tandoori, 8A Saturday Market	SMW	Vary	Variation of condition 1 (01/05164/PLF) Change of use from vacant shop to hot food take-away and cafe (opening hours) http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=3Dsummary&keyVal=3DO3OFDRBJK3300	04/04/2016
16/00652	Block A Flemingate Centre	MS	F	Retention of ATM http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O33Z6MJJUX00	05/04/2016
16/00653	Block A Flemingate Centre	MS	CDA	Retention of 2 internally illuminated fascia signs for ATM http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O33Z6OJJUY00	05/04/2016
16/00331	The Cornerhouse 2 Norwood	SMW	F	Erection of two storey and single storey extensions to the rear to form new bar, dining area, kitchen and staff facilities with re-modelled courtyard http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O1UZM9BJJBD00	07/04/2016
16/00789	Tower House 65 North Bar Within	SMW	Cert of Lawful Development - Proposed	Certificate of Lawfulness of proposed works to a listed building for the replacement of window display with gilded with gilded lettering showing company name http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O3O6Z3BJK2S00	08/04/2016
16/00928	Glenmore, 11 Manor Road	SMW	F	Erection of 1.8m timber fence with double gates for vehicular access and single gate for pedestrian access http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O451JXB J0KG00	12/04/2016
16/00386	1 Saturday Market	SMW	PAD	Display of 2 backlit signs to front and side http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O20PPA BJ0M100	12/04/2016
16/00885	27 Becksde	MS	F	Alterations and erection of two storey extension to rear of existing single	19/04/2016

				dwelling to create 2 dwellings http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O41081BJ0KG00	
16/00883	39 Butt Lane	SMW	F	Erection of two storey extension to side and rear and single storey extension to rear http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O41015BJK8H00	20/04/2016
16/00681	6-7 Saturday Market	SMW	F	Essential Beauty First Floor And Second Floor http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O3AWRZBJJWC00	20/04/2016

10. Environmental Planning Applications - The Committee's views are sought on the following tree applications, on which the Town Council has been consulted by the Local Environmental Planning Authority:

16/00648

BEVERLEY CONSERVATION AREA - Crown lift Sycamore tree (T1) to give 2m clearance over adjacent garage and reduce the sides of the canopy by 2m to the Northern and Western sides.

Woodlands Access Road Next To 29 Beverley

Due Date 17th March 2016

No objection

This has now been withdrawn

11. Consultations

(i) To receive retrospective notification that Spencer Street car park, Beverley was re-lined on Friday 11th March and George Street car park will have a few odd markings refreshed.

(ii) To receive retrospective notification that Weel Household Waste Recycling Sites was closed 22 March-12 noon 24 March for essential maintenance to lower concrete area/tarmac area on top level

(iii) To consider the email from East Riding of Yorkshire Council regarding brown fill sites register – see attached email

(iv) To receive letter from East Riding of Yorkshire regarding Preliminary Draft Community Infrastructure Levy Charging Schedule consultation – distributed by the Town Clerk on 29th March 2016

12. To receive notices of road closures

(i) Proposed extension on Keldgate Road of the 30mph speed limit. The proposed speed limit is being reduced due to the construction of a shared cycle/foot path leading from Cartwright Lane over the Westwood and aims to improve safety for cyclists.

(ii) Proposed removal of a section of a Controlled Parking Zone bay on Keldgate and replaced with No Waiting at Any Time restrictions. The proposed conversion has been requested by Highways following a request from the resident of no. 130 for approval for the construction of a dropped access; it would be required remove the bay and replace it with No Waiting at Any Time restrictions to prevent vehicles parking in front of the access.

(iii) Temporary FOOTWAY Closure - Hull Bridge Road leading to Sample Avenue, Beverley for works (Monday 7 March 2016 until Friday 11 March) for drainage installation works

(iv) Temporary suspension of weight restriction to enable HGV's to use the route during the carriageway works taking place on the A1035. The weight restriction temporarily suspended will be B1230 Hull Bridge Road, Beverley. B1230 Norwood, Beverley. C57 Manor Road Duals, Beverley. C57 Wylies Road, Beverley. C57 North Bar Without, Beverley. C57 New Walk, Beverley. C57 Molescroft Road, Molescroft and the C60 York Road, Beverley. The weight restriction will be suspended between the hours of 6pm to 6am commencing Tuesday 5 April 2016 and completed by 6th May 2016.

(v) Notification of temporary speed reduction to 30mph for Minster Way for gully cleaning works - commencing Mon 9 May 2016 between 9.30 am and 3.30 pm

13. To accept a Report of Decision Notices

Application Number	Address	Description	Decision
15/03920	Vodafone, 13 Toll Gavel	Display of 1 non-illuminated projecting sign and 1 internally illuminated free standing sign inside but adjacent to shop window with acrylic panels and integrated LCD screen	Approved
16/00615	Land East Of Park House York Road	Erection of a dwelling with associated works to access in grounds of Park House	Withdrawn
15/04010	37 North Bar Within	Installation of satellite dish to front facing chimney	Withdrawn
15/04011	37 North Bar Within	Installation of satellite dish to front facing chimney (LBC)	Withdrawn
15/00089	23 Railway Street	Erection of a single storey extension and car port to rear, creation of new vehicular access and parking space following part demolition of a rear boundary wall	Approved
16/00090	23 Railway Street	Erection of a single storey extension and car port to rear, creation of new vehicular access and parking space following part demolition of a rear boundary wall (LBC)	Approved
15/03110	117-119 New Walkergate	Display of 1 illuminated projecting sign and 1 non-illuminated fascia sign	Approved
16/00162	1 Fisher Square	Erection of two storey extension to side and rear	Approved
15/01577	Land East of 64 Holmechurch Lane	Outline - Erection of dwelling (access and layout to be considered)	Approved
15/02845	East Riding College	Retention of a roof mounted wind turbine	Approved
15/02191	East Riding College	Display of 4 no. halo (backlit) illuminated fascia signs; 2 no. internally illuminated fascia signs and 3 no. externally illuminated projecting signs	Approved
16/00226	Unit 18 Flemingate	Installation of 1 illuminated sign, to sit on the glazing panel above the main entrance door on Unit 2 and 1 illuminated projection sign, to the front of Unit 2 facade	Approved
16/00258	Unit 18 Flemingate	Installation of wall lights to front of building	Approved
16/00285	116 Burden Road	Erection of single storey extension to side following demolition of existing outbuilding	Approved
16/00201	92 Flemingate	Erection of single and two storey extensions to rear following demolition of existing two storey extension/outbuildings and alterations to existing ground floor window at rear to create double doors	Approved
16/00229 (PAD)	Evans Halshaw Vauxhall	Display of non-illuminated moulded totem and non-illuminated entrance statement sign	Approved
16/00342	16 Wood Lane	Erection of single storey extension to rear, part conversion of existing garage to garden room and alterations	Approved

16/00273	7 Oak Close	Construction of a bay window to front and installation of windows to side and installation of a roof light	Approved
16/00531	Lunfield 20 Cartwright Lane	Erection of single storey extension to rear	Approved