



Town Clerk: Ms. Helen Watson FSLCC
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Tuesday 20th August 2019

To all Councillors
Members of the Planning, Property & Services Committee: Cllrs D. Boynton, P. Astell, S. Rance, S. Blencoe, D. Horsley, I. Gow, A. Willis, C. Wildey.

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 3rd September 2019 at 6:30pm** in the Council Meeting Room, Beverley Town Council, 12 Well Lane, Beverley.

Yours faithfully,

Matthew Snowden
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. Declarations of Interest**
 - (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 approve the following minutes:**
 - (a) **Planning, Property & Services meeting held on 30th July 2019.**
 - (b) **Extra Planning, Property & Services meeting held on 7th August 2019.**
- 4. To review the action plan of the Planning, Property & Services meeting held on the 2nd July 2019**

5. Delegated Decisions

To note the following delegated planning decisions made by the Deputy Town Clerk:

Planning Ref	Address	Ward	Application Details	Link to Planning Portal	Response Date	Delegated Comments
19/02504/PLF	David Linfoot Associates 30 - 32 Norwood Beverley HU17 9EY	SME	Change of use from a B1 use (Office/studio) to a D2 use (Assembly and Leisure) for 'Escape Rooms'	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02504/PLF	21/08/2019	Beverley Town Council has no objection to this application, on the condition the final daily admission time (detailed in the associated documents as being 9pm) is adhered to. The Town Council would also encourage the applicant to provide customers with information regarding nearby car parking locations, thereby helping to avoid parking related issues in the surrounding community/neighbourhood.
19/02628/TCA	Keldgate Manor Keldgate Beverley HU17 8HU	MS	BEVERLEY CONSERVATION AREA - Fell 1no. Sycamore tree due to it overhanging neighbouring property	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02628/TCA	27/08/2019	Beverley Town Council has no objection to this application. The tree is clearly leaning at a considerable angle and is adjacent to an old brick wall, which could become damage (and present a danger to residents in the neighbouring property) should the tree lean any further or collapse.
19/02650/TPO	Grayburn Court Beverley	SMW	TPO: Newbegin Bar House, Beverley 1972 (Ref: 450) T1 Yew: Pruning, crown lift to 4m clear above ground, and crown clean and rebalance as required; T2 Sycamore: Pruning, crown lift to 4m clear above ground, and crown reduce up to 4m to west (main property) and 3m to east (overhang), include crown cleaning and rebalancing to suit; T5 Red Oak: Pruning, light crown lift to 5m clear above footpath; T6 Sycamore: Pruning, crown reduction of up to 3 to 4m north side, towards main property, and rebalance; T7 Sycamore: Pruning, crown reduction of up to 3 to 4m north side, towards main property, and rebalance; T9 Hornbeam: Pruning, crown lift to nominal 2m clear, and thinning of multiple small stems to create strong leader; T10 Sycamore: Pruning, light crown lift to 4m clear, crown clean, and re-balance; T12 Beech: Pruning, crown clean throughout, lift to nominal 6m clear, including removal of low growth over T11; crown reduce at high level to south towards main property by 4 to 5m, and rebalance to north side as appropriate; T13 Sycamore: Pruning, crown clean throughout, including lift to 6m clear and minor reduction of overhang; T15 Hornbeam: Pruning, crown lift to	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02650/TPO	29/08/2019	Beverley Town Council has no objection to this application. The detailed Tree Survey gives clear information regarding the nature and purpose of the pruning and crown lifting, which is aimed to improve the health of the trees without the need for felling. Rebalancing of tree crowns may also have a positive visual impact and thereby benefit residents of neighbouring properties.

			nominal 3m clear, and thinning of multiple small stems to create strong leader; T16 False Acacia: Pruning, crown clean throughout, including light lift and minor reduction of overhang (maximum 2m)			
19/02642/ PLF	23 Tattersall Drive Beverley HU17 0NE	MS	Erection of a conservatory to rear following demolition of existing	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02642/PLF	30/082019	Beverley Town Council has no objection to this application.
19/02608/ PLF	Former Patrick Wilkinson Saddlers Limited Barmston Road Beverley HU17 0LA	MN	Change of use from B1/B8/D1 use to Class B8 use and the conversion from 2 units to 1 unit	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02608/PLF	30/08/2019	Beverley Town Council has no objection to this application, on the condition the applicant adheres to the opening hours detailed in the covering letter.
19/02690/ TCA	St Andrew Street Car Park Beverley	MS	BEVERLEY CONSERVATION AREA: Pollarding of the trees in the car park due to the trees are overgrown, and block out light for neighbouring properties and leaf fall causing a slip hazard	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02690/TCA	31/08/2019	Beverley Town Council has no objection to this application, on the condition birds and wildlife are taken into consideration when scheduling the tree works.
19/02654/ PLF	22 Highfield Road Beverley HU17 9QN	SME	Erection of a single storey extension to rear following demolition of existing conservatory	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02654/PLF	31/08/2019	Beverley Town Council has no objection to this application.
19/02723/ TCA	54 Wood Lane Beverley HU17 8BS	SMW	BEVERLEY CONSERVATION AREA (WESTWOOD AREA): Lift crown of Silver Birch (T1) to 3m above ground and clean crown by removal of internal/epicormic growth; reduction in height of Silver Birch (T2) by 3m and reshaping of top of crown; fell Oak (T3) due to it being suppressed; and fell Ash (T4)	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02723/TCA	31/08/2019	Beverley Town Council has no objection to this application, on the condition birds and wildlife are taken into consideration when scheduling the tree works. In addition, the Town Council would encourage the applicant to replace the felled trees with varieties suitable for the location.
19/02698/ PLB	Snap 12 - 14 Butcher Row Beverley HU17 0AB	SMW	Removal of an internal wall	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02698/PLB	04/08/2019	Beverley Town Council has no objection to this application.

6. 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.

Planning Ref	Address	Ward	Application Details	Link to Planning Portal	Response Date
19/02507/ PLF	Newbegin House 10 Newbegin Beverley HU17 8EG	SMW	Erection of single storey extension following demolition of existing conservatory and internal alterations	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02507/PLF	Extended to 04/09/2019
19/02508/ PLB	Newbegin House 10 Newbegin Beverley HU17 8EG	SMW	Erection of single storey extension following demolition of existing conservatory and internal alterations	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02507/PLF	0 Extended to 04/09/2019
19/02677/ PLF	167 Grovehill Road Beverley HU17 0ET	MN	Change of use from barbers to additional residential accommodation	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02677/PLF	05/08/2019
19/02648/ PLF	Land South Of Holme Church Lane Substation 4120 Holme Church Lane Beverley HU17 0QL	MS	Erection a detached dwelling	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02648/PLF	05/08/2019
19/02573/ PLF	Site Of 2 Seven Corners Lane Beverley HU17 7AJ	SMW	Erection of a detached dwelling and garage with boundary walls and entrance gates (Retrospective application to retain dwelling as built and to allow completion of garage and boundary walls)	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02573/PLF	06/08/2019
19/02604/ PLF	34A Manor Road Beverley HU17 7BL	SME	Erection of a single storey extension to rear following demolition of conservatory	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02604/PLF	06/08/2019
19/02660/ PLB	Bostonair Group Limited Norwood House Norwood Beverley HU17 9ET	SME	Installation of support column and creation of 4 additional car parking spaces	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=PVEG1LBJLDC00	03/09/2019
19/02677/ PLF	167 Grovehill Road Beverley HU17 0ET	MN	Change of use from barbers to additional residential accommodation	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02677/PLF	05/08/2019
19/02648/ PLF	Land South Of Holme Church Lane Substation 4120 Holme Church Lane Beverley HU17 0QL	MS	Erection a detached dwelling	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02648/PLF	05/08/2019
19/02598/ PLF	68 Keldgate Beverley East HU17 8HY	MS	Change of use from residential (C3) to mixed use residential (C3) and beauty/holistic therapy room (Sui Generis) and application of render to existing brickwork on the front and rear elevations (part retrospective)	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02598/PLF	07/09/2019
19/02711/ PLB	Savers 58 Toll Gavel Beverley East Riding Of Yorkshire HU17 9BN	SMW	Removal and relocation of internal store room wall to create additional sales area	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02711/PLB	10/09/2019

19/02780/ PLF	2 The Sycamores Beverley East Riding Of Yorkshire HU17 0PF	MS	Erection of a first floor extension to side	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02780/PLF	10/09/2019
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7. 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.

Planning Ref	Address	Ward	Application Details	Link to Planning Portal	Response Date
9/02629/T CA	Emily House 28 Long Lane Beverley HU17 0NH	MS	BEVERLEY CONSERVATION AREA - Fell 1no. Conifer tree as it has outgrown its location NOTE: At the time of writing there is not much information on the planning portal, but having spoken to ERYC they have requested further details.	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02629/TCA	27/08/2019
19/02817/ TCA	Crabtree House 1B Blucher Lane Beverley HU17 0PT	MS	BEVERLEY CONSERVATION AREA: Remove 4no. branches from Eucalyptus tree due to it overhanging neighbouring property	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02817/TCA	10/09/2019
19/02827/ TCA	East Lane End East Lane Beverley HU17 7AD	SMW	BEVERLEY (NORTH BAR WITHOUT) CONSERVATION AREA: Crown lift Copper Beech (T1) to 5.0m, removal of tertiary branches only over lane; Crown Cooper Beech (T2) by reducing side limbs on west boundary up to 10.0m height back to suitable growth points near boundary line; Crown Copper Beech (T3) by reducing side limbs on west boundary up to 10.0m height back to suitable growth points near boundary line, crown lift limbs to north to 5.0m by removal of tertiary limbs only.	https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02827/TCA	10/09/2019

8. To receive notice of Civil Enforcement regarding On Street Parking (Mintfields Road and Church View) from ERYC – see attached document.

9. To receive an update on Allotments.

10. To receive an update on Skate Park.

11. To receive an update on Litter/Grit Bins.

12. To discuss the further development of a dog waste bag dispensers scheme.

13. To discuss the further development of increased benches/seating.

14. St Nicholas Green play equipment