

# BEVERLEY TOWN COUNCIL

**Town Clerk: Helen Watson FILCM**  
12 Well Lane, Beverley, HU17 9BL  
Tel 01482 874096

8<sup>th</sup> July 2014

To All Councillors

**Members of the Planning, Property & Services Committee:**

Cllrs Aird, Astell, Bottomley, Boynton, Elvidge, Pearson, Thorley and Whitfield

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 15<sup>th</sup> July 2014 at 6.30pm** in the Council Meeting Room, Beverley Town Council, 12 Well Lane, Beverley.

Yours sincerely

*Carol Oliver*  
**Assistant Town Clerk**

## **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 note the minutes of the Planning Property & Services meeting on the 17<sup>th</sup> June 2014
4. Matters arising from the above Minutes including a review of the recorded actions
5. To receive the allotment representatives' reports
6. To receive an update on the new allotment building on Plot 1
7. To receive an update on the Skatepark
  - (a) siting of litter bins
  - (b) inspection of Skatepark – see attached summary sheet from the Play Inspection Company Limited
8. To discuss the allotments to include waiting list
9. To consider the plan for the new allotments on Lairgate/North Bar Within
10. To consider grit and litter bin requests

11. To consider the terms and conditions for the Community Plot
12. To consider the Lease with the Allotment Association for the Lease of Plot 1
13. To consider street lighting:
  - (a) Seven Corners Lane
  - (b) Removal of the listed light columns to a place of safety
  - (c) Notification of a lamp post which has been knocked down in Thurstan Road by a resident
  - (d) Removal of light by resident on Sparkmill Lane
14. 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	LPA due date
14/01598	15 Railway Street	MS	F	Retention of single storey extension to rear, replacement of UPVC glazing bars to roof with aluminium patent glazing system and replacement of UPVC doors with timber doors	No objection
14/01599	15 Railway Street	MS	LBC	for the retention of single storey extension to rear, replacement of UPVC glazing bars to roof with aluminium patent glazing system and replacement of UPVC doors with timber doors	No objection
14/01481	4 Pinfold Mews	MS	F	Erection of single storey extension to rear	No objection
14/01277	129 Keldgate	MS	F	Erection of a single storey extension to rear, installation of new gate and part demolition of garden wall, retention of garden studio and erection of a log store	No objection
14/01401	129 Keldgate	MS	LBC	Erection of a single storey extension to rear, installation of new gate and part demolition of garden wall, retention of garden studio and erection of a log store	No objection
14/01843	26 Grovehill Road	MN	F	Erection of a shed to rear following removal of existing (resubmission of planning app no: 14/00673/PLF)	No objection
14/01615	26 New Walk	MS	F	Change of use from residential room in basement flat to an office (retrospective application)	No objection
14/01792	34 Wood Lane	SMW	F	Erection of porch to side	No objection
13/03875	Westwood Hospital, Woodlands	SMW	STR AT	Residential development including erection of 30 new dwellings; conversion of four existing buildings to create 25 dwelling units; demolition and rebuild of Masters Cottage to create covered parking area, cycle store and bin store; demolition of remaining buildings; together with associated parking and landscaping works	No objection
14/01315	57 Westwood Road	SMW	F	Erection of single storey extension to rear following demolition of existing	No objection to the planning application but please investigate the comments from the neighbours regarding the cinder path at the rear
14/01567	Agricultural House New Walkergate	MS	F	Part change of use from office to restaurant and takeaway (A3 use) and shop (A1 use) removal of existing lantern roof windows, demolition of boundary wall and other external alterations	08/07/2014 Extension agreed

				<a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N5I3MPBJI6S00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N5I3MPBJI6S00</a>	
14/01961	26 Long Lane	MS	F	Erection of a single storey extension to side <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N79677BJ0R500">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N79677BJ0R500</a>	14/07/2014
14/01451	65 Toll Gavel	SMW	F	Repositioning of rear entrance door, internal alterations to ground floor layout and installation of extract terminal in roof to rear <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N4UN5YBJI1S00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N4UN5YBJI1S00</a>	16/07/2014
14/01452	65 Toll Gavel	SMW	LBC	Repositioning of rear entrance door, internal alterations to ground floor layout and installation of extract terminal in roof to rear <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N4UN5YBJI1S00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N4UN5YBJI1S00</a>	16/07/2014
14/02004	1 Eden Road	SMW	F	Erection of first floor extension to rear <a href="http://www.eastriding.gov.uk/newpublicaccess/simpleSearchResults.do?action=firstPage">http://www.eastriding.gov.uk/newpublicaccess/simpleSearchResults.do?action=firstPage</a>	16/07/2014
14/01759	Adshel 3001 0107 Bus Shelter opposite Belprin Park Swinemoor Lane	SME	PAD	Display of internally illuminated doubled sided bus shelter advertisement <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6A6I7BJ0R500">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6A6I7BJ0R500</a>	18/07/2014
14/01757	Land North West of the Gatehouse Swinemoor Lane	SME	CDA	Display of internally illuminated doubled sided bus shelter advertisement <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6A3JABJ0R500">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6A3JABJ0R500</a>	18/07/2014
14/01838	Westwood Park Residential Home, Langholm Close	SMW	F	Erection of timber clad building to house a biomass boiler <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6N2KHBJIHG00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6N2KHBJIHG00</a>	18/07/2014
14/01863	Land East Of Cartwright Lane Substation Cartwright Lane	SMW	F	Erection of two detached dwellings <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6OX95BJIC00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6OX95BJIC00</a>	22/07/2014
14/01275	Grayburn Lane Car Park Grayburn Lane	SMW	CAC	Erection of replacement wall following partial demolition of existing <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N410LZBJHUB00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N410LZBJHUB00</a>	22/07/2014
14/02001	12 Norfolk Street	SMW	F	Erection of single storey extension following demolition of existing conservatory <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N7DDSKBJIOJ00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N7DDSKBJIOJ00</a>	22/07/2014
14/01939	8 Grosvenor Place	SMW	F	Erection of single storey extension to side to allow conversion of existing garage to additional living space <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N72CSEBJILR00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N72CSEBJILR00</a>	17/07/2014
14/01826	Beverley Parklands Green	MS/WOOD	F	Erection of 54no.dwellings and associated infrasture following demolition of existing buildings	23/07/2014

				<a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6MU98BJIH500">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6MU98BJIH500</a>	
14/02059	27 Manor Road	SMW	F	Erection of detached garage and garden store to rear following demolition of existing <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N7MA5XBJ0GJ00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N7MA5XBJ0GJ00</a>	24/07/2014
14/01382	Mallard House, 6 Beck View Road	MS	Reg 3	Siting of 2 No: Cabins and 1: No Container (retention of) along the southern boundary of the site <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N4KZZEBJHZG00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N4KZZEBJHZG00</a>	24/07/2014
14/01952	Units 7 to 11 Priory Road Ind Est	MS	F	Change of use from light industrial (B1) to educational use (D1) <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N744L6BJIM900">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N744L6BJIM900</a>	29/07/2014
14/01978	Inches Body Studio, 1 Norwood	SME	CDA	Display of 1 non-illuminated fascia sign and 1 externally illuminated hanging sign <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N7B2GSBJINJ00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N7B2GSBJINJ00</a>	29/07/2014
14/01786	Flemingate	MS	LBC	Erection of single storey extension at side, alterations to windows at side and opening in wall <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6DUGIBJ0P300">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6DUGIBJ0P300</a>	25/07/2014
14/01612	Flemingate	MS	F	Change of use of part of playing field and construction of car parking and delivery area to public house, formation of a 4.3m wide vehicular access opening in existing boundary wall, associated closure of existing vehicular entrance to north-west of public house and erection of single storey extension to side <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N5M43BBJ18500">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N5M43BBJ18500</a>	25/07/2014
14/01792	34 Wood Lane	SMW	F	Erection of porch to side (amended plans) <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6EA04BJIFO00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6EA04BJIFO00</a>	22/07/2014
14/01870	14 Flemingate	MS	F	Erection of two storey extension to rear following demolition of existing, installation of 2no dormer windows to roof at rear and 1no to roof at front <a href="http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6QJ19BJIIP00">http://www.eastriding.gov.uk/newpublicaccess/applicationDetails.do?activeTab=summary&amp;keyVal=N6QJ19BJIIP00</a>	30/07/2014

**14. 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:**

(i) Fell Cherry (T1) because of extensive dieback throughout the crown causing a potential hazard to pedestrians using adjacent footpath.

Location: 4 St Giles Croft

(ii) Fell self-seeded Sycamore located in the rear garden due to excessive shading, close proximity to garden wall and is considered to be of no value and does not enhance the area.

Location: 41 Wood Lane

(iii) Fell Ash tree located in the passage area as roots may damage property due to proximity to house, branches are damaging the roof and guttering and the tree is blocking light to the house.

Location: 24 Minster Moorgate

## 15. Consultations

(i) Motorcycle parking facilities at Grayburn Lane Car Park

(ii) Annual Review 2014 from Forewind

(iii) East Riding of Yorkshire Rural Update regarding greater flexibility to change the use of business premises – recent changes to the planning system – see circulated document

## 16. To receive notices of road closures

(i) temporary prohibition of through traffic on Holme Church Lane between property numbers 157 and 76 on Saturday 12<sup>th</sup> July 2014 to enable the installation of a new water supply

(ii) no person shall cause any vehicle to proceed along the A164 (Jocks Lodge) Exit Slip off the A164 and the Exit Slip off the A1079 to the A164 commencing at 5am on the dates shown below to enable emergency installation of new overhead lines across the road:

Sunday 22 June 2014, Sunday 29 June 2014, Saturday 5 July 2014, Sunday 6 July 2014, Saturday 26 July 2014 and Sunday 27 July 2014.

(iii) Footpath 16 Beverley - adjacent to Barmston Drain In order to complete cable diversion on behalf of Northern Powergrid Balfour Beatty will be excavating across the public footpath in order to upgrade the electricity network. This will involve excavating a 500mm wide trench along the path and this will be result in the area not being safe for members of the public to access. The closure will be required for 8 working days from 20 August to 29 August

(iv) Temporary Road Closure Saturday Market – 3<sup>rd</sup> August 2014 for Beverley Town Council Commemoration of WW1

## 17. To accept a Report of Decision Notices

<i>Application Number</i>	<i>Address</i>	<i>Description</i>	<i>Decision</i>
14/00041	26 Grovehill Road	Erection of single storey extension and erection of a shed to the rear	ERYC refused and applicant appealing
14/00952	Chem-Dry, Swinemoor Lane	Construction of vehicular access and No.2. length of footpath (re-submission of DC/12/04446/PLF)	Refused access would create another source of vehicles slowing and manoeuvring onto a stretch of classified strategic highway (A1174) where the principle function is that of carrying traffic freely and safely.
14/01088	6 Norwood	Alterations to allow installation of external staircase to existing first floor flat, installation of first floor window to south west elevation and installation of Suntunnels	Approved
14/01139	56 Lairgate	Erection of two storey extension to rear and replacement of existing flat roof with pitched roof with rooflight to rear	Approved
14/00787	114 Norwood	Erection of a single storey extension to front following removal of bay window/roof overhang	Approved

14/00763	112 Flemingate	Listed Building consent for the installation of air conditioning units to the rear of the building and erection of an access ramp and railings to the side entrance door and removal of internal chimney breasts and fireplaces at first floor	Approved
14/01096	Unit 2 Regal Court	Change the use from office to hot food takeaway (A5) with installation of ventilation and extraction equipment and external alterations	Approved
14/01113	Stepping Stones Nursery, 115 Walkergate	Change of use from children's nursery to a single dwelling and erection of two storey extension following demolition of existing single storey extension to rear	Approved
14/01114	Stepping Stones Nursery, 115 Walkergate	Change of use from children's nursery to a single dwelling and erection of two storey extension following demolition of existing single storey extension to rear	Approved
14/01391	32 Westwood Road	Erection of single storey extension to rear	Approved
14/01401	129 Keldgate	Erection of a single storey extension to rear, installation of new gate and part demolition of garden wall, retention of garden studio and erection of a log store	Approved
14/01277	129 Keldgate	Erection of a single storey extension to rear, installation of new gate and part demolition of garden wall, retention of garden studio and erection of a log store	Approved
14/01164	12 Lord Roberts Road	Internal and external alterations	Approved
14/01450	Rosemary Cottage, 1 Sparkmill Lane	Erection of conservatory following Demolition of existing conservatory	Approved
14/01353	Fir Trees, 39 Morton Lane	Installation of 12 no. Photovoltaic Solar panels on flat roof of ground floor extension to rear	Approved