

# Beverley Town Council

## Planning, Property & Services Meeting

14<sup>th</sup> January 2014

**Present:** Councillors Aird, Bottomley, Boynton, Cox, Elvidge, McGrath, Pearson and Whitfield

**In Attendance:** Carol Oliver (Assistant Town Clerk)

### **35. To receive apologies for absence.**

Apologies were received from Councillor Astell, Sweet and Thorley

### **36. (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.**

Councillor Aird declared a non-prejudicial interest in application numbers 13/03047 and 14/0043 due to being a Ward Councillor.

Councillor Aird declared a non-prejudicial interest in application number 13/02810 due to being on the Beverley and North Holderness Drainage Board.

Councillor Pearson confirmed he had spoken with the Legal Officer at East Riding of Yorkshire Council who had confirmed that it is permitted for Councillor Pearson to sit on the Planning Property & Services Committee at Beverley Town Council.

### **(b) To note dispensations given to any member of the council in respect of the agenda items listed below.**

No dispensations given.

### **37. To note the minutes of the Planning Property & Services meeting on the 10<sup>th</sup> December 2013**

Councillor Aird reported the minutes of the meeting were approved at the Full Council meeting held on the 13<sup>th</sup> January 2014. The minutes were noted.

### **38. Matters arising from the above Minutes including a review of the recorded "actions".**

**Min 16** – the litter bins can be sited at the Leisure Centre and the Assistant Town Clerk is to contact the Handyman to investigate siting of these.

**Min 16(ii)** – the Assistant Town Clerk reported she had written to the East Riding of Council in connection with the litter bins on the Westwood. A reply has been received saying the East Riding of Council is waiting to hear from the Pasture Masters.

**Min 24** – the Assistant Town Clerk reported the insurance company had raised many questions in connection with training of the volunteer, risk assessments, the depth of the trench and who would provide equipment it was decided that a contractor would be employed to undertake this work.

**Min 29** – the Assistant Town Clerk reported:

(a) She was awaiting clarification of the ownership of the bus station. Councillor Pearson stated that the bus station is privately owned and leased on a long let to East Riding of Yorkshire Council. The Assistant Town Clerk is to check the budget line as the two litter bins held in storage are now being used at the leisure centre.

(b) She had contacted East Riding of Yorkshire Council regarding a review of the litter bins in the town. East Riding of Yorkshire Council reported they would be siting new bins on the completion of the Saturday Market works. These would not be near to benches due to the hazard of wasps. It was clarified by East Riding of Yorkshire Council that the seats had no backs on them so they could put the market stalls over them on market days.

### **39. 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	Decision
13/03772	8 Albert Terrace	SMW	F	Erection of single storey and first floor extension and construction of dormer extension to rear	Delegated powers – objection – agree with the views of the Conservation Officer
13/03873	Willow Cottage, 2 Pasture Lane	SMW	F	Alterations and erection of two storey extensions to either side, installation of 2no.velux windows to side, installation of 2no. velux windows, dormer window and balcony to front, dormer window to rear, erection of single storey extension to rear and garage including lobby with pitched roof to side following demolition of existing garage, single storey extension and dormer (revised scheme of 13/01473/PLF)	Delegated powers – over development of the site
13/04029	20 York Road	SMW	F	Construction of two dormer windows to front and one dormer window to rear	Delegated powers – objection to the two larger dormers at the front of the property as they are not in keeping with the area. Agree with the Conservation Officer's comments. No objection to the dormer at the rear.
13/03665	44 Central Avenue	SMW	F	Erection of dwelling and detached garage following demolition of existing bungalow	No objection
13/03889	27 Beckside	MS	LBC	Demolition and clearance of existing storage barn along with outbuildings and perimeter wall	No objection
13/03514	27 Beckside	MS	F	Erection of two brick built and slate roof cottages with parking following demolition and clearance of existing storage barn along with outbuildings and perimeter walls	No objection
13/03774	The Shed, 7-11 New Walkergate	SMW	LBC	Erection of a retractable glazed roof over rear courtyard, addition of a removable glass panel to existing fire escape door, display of 1 no. non illuminated circular hanging sign, 1 no. non illuminated projecting sign and 3 no. non illuminated menu chalk blackboards and external decoration AMENDED PLANS AND AMENDED DESCRIPTION	No objection
13/04037	41 Saturday Market	SMW	F	Installation of 1 no. Heritage style CCTV camera, associated cables and heritage style feeder pillar to front elevation	No objection

13/04105	2 Copandale Road	SMW	F	Erection of single storey extensions to front and rear, construction of dormer window in roof to side and installation of rooflights in roof to front and rear	No objection
13/02810	29 Wellington Road	SME	F	Erection of 7 no. dwellings following demolition of existing bungalow - (AMENDED SCHEME)	No objection

**40. 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:**

**13/03955** TPO Beverley – Crown lift mature beech tree by approximately 2m ensuring the crown is evenly lifted.

**Location:** the Old Fire Station Surgery, Albert Terrace

**14/00043** BEVERLEY CONSULTATION AREA – Fell two London Plane trees and one Norway Maples due to excessive shading to the properties at Citadel Court and surface tree roots causing severe disruption to blocked surfaces and boundary wall

**Location:** Amenity Land East Of 53 New Walkergate

**Resolved** – no objection to the above tree applications.

**41. Consultations**

(i) to receive the notification of the Designation of Woodmansey Village Neighbourhood Area – please see attached email

**Resolved** - the Designation of Woodmansey Village Neighbourhood Area was noted.

**42. To receive notices of road closures**

The Assistant Town Clerk reported there would be a road closure on Burden Road at the junction of Queens Road to allow sewer works to take place from the 3<sup>rd</sup> February to the 17<sup>th</sup> February 2014. Members noted this road closure.

**Resolved** – the above road closure was noted.

**43. To accept a Report of Decision Notices**

<i>Application Number</i>	<i>Address</i>	<i>Description</i>	<i>Decision</i>
13/02746	23A North Bar Within	Proposed change of use of first and second floor residential accommodation to offices, installation of 4 no. roof lights and erection of single storey extension to rear (at second floor level)to form an infill link with 1 Wood Lane Mews.	Approved
13/02945	15-17 Toll Gavel (Heron Foods)	Display of 2 no.illuminated fascia signs and 1 no. Hanging sign to front	Approved
13/03389	Rose & Crown, North Bar Without	Erection of a single storey extension infill to rear and internal alterations to form access to existing stair	Approved
13/02745	23A North Bar Within	Proposed change of use of first and second floor residential accommodation to offices, installation of 4 no. roof lights and erection of single storey extension to rear (at second floor level)to form an infill link with 1 Wood Lane Mews.	Approved

13/03161	107 Minster Moorgate	Alterations internally and externally and erection of two storey extension to side	Refused: creates a large and bulky extension, overlooking neighbours
13/03364	Unit 4 Belprin Park Belprin Road	External alterations to existing unit	Approved
13/03416	Hotter, 46-48 Toll Gavel	Retention of 1 no non illuminated sign to front (Hotter)	Approved
13/03536	40 Minster Avenue	Erection of single storey extension to the rear	Approved
13/03599	Monsoon, 47 Saturday Market	Display of 1 no: externally illuminated fascia sign and 1 no: non illuminated projecting sign (AMENDED PLANS)	Approved
13/03481	Rose & Crown, North Bar Without	Erection of a single storey infill extension to rear	Approved
13/03196	Tesco Morton Lane	Display of free standing non illuminated signage in relation to 'Click & Collect facility'	Approved
13/03384	The Shed, 7-11 New Walkergate	Display of free standing non illuminated signage in relation to 'Click & Collect facility'	Approved
13/03697	15 Fisher Square	Erection of first floor extension to rear including extension and alterations to existing single storey - AMENDED PLANS	Approved
13/03074	Land South East of 3 Sylvester Lane	Retention of 1.2 x 0.08 x 2.2 high gate between 9 and 11 Ladygate and a 1.2 x 2.2 x 0.8 gate with fence x 0.05 x 2.6 to SE of 3 Sylvester Lane	Approved

**Resolved** – the above notices of decisions be noted.

Councillor Aird passed the chairing of the meeting to Councillor Pearson.

#### **44. To receive an update of the position regarding the Queensgate Building**

The Assistant Town Clerk reported that the Town Clerk had provided upto date information on the Queensgate Building. The Town Clerk had been advised that building regulations would not be through for at least 2 months with a cost of £500. She would not order the building until these regulations are in place. The Town Clerk had received information that as this was viewed as a commercial building; electricity would need to be put in from the grid with a potential cost of £7000, fire regulations would need to be adhered to, standing water costs would need to be considered. Wykeland had offered a reduced rent for the Town Council to remain at Flemingate and another room for the use of the allotment association. Members discussed the above and it was agreed to investigate the costs fully associated with the Queensgate Building and explore the offers made by Wykeland. The Assistant Town Clerk is to find out whether the allotment association room offer from Wykeland was a standalone offer.

**Resolved** - the costings for the Queensgate building to be obtained and the offers made by Wykeland are to be explored.

#### **45. To receive an update on the works at the Flemingate site, Grovehill site and the MUGA - the Assistant Town Clerk to report**

The Assistant Town Clerk reported that work on the Flemingate site is to commence within the first quarter of this year, an extension has been granted for the Grovehill site until the middle of January and work will commence on the MUGA site shortly as this work has to be completed by March 2015 in order to comply with the funding for this project. Councillor Cox requested the leisure facility be explored now that the MUGA lease had been relinquished.

**Resolved** – the Assistant Town Clerk is to find out the position in connection with the leisure facility now that the MUGA lease had been relinquished.

#### **46. To receive an update of plot allocation & waiting lists**

The Assistant Town Clerk reported there are 18 people on the waiting list, 4 of whom have been offered allotments but have requested they stay on the list at present.

**47. To consider green policy for allotments – please see attached information regarding bees and pesticides**

The attached information regarding bees and pesticides was considered. It was decided that allotment holders would be banned from using neonicotinoid pesticides and this is to be advised to allotment holders.

**Resolved** – allotment holders are to be informed of the ban from using neonicotinoid pesticides.

**48. To receive an update on the Skatepark**

No report.

**49. To consider any litter bin or grit bin requests**

The litter bins were discussed. It was noted the bins on Well Lane corner and behind Durham Ox need repairing. The Assistant Town Clerk is to contact the Handyman to request he repairs these bins.

**Resolved** – the Assistant Town Clerk is to contact the Handyman to request he repairs the Bins on Well Lane corner and behind Durham Ox.

**Action Plan**

Minute No/Action	Person Responsible	By When
Min 16 – siting of litter bins at Leisure Centre	The Assistant Town Clerk	Operational
Min 24 – water pipe is to be inserted by Contractor	The Assistant Town Clerk	Operational
Min 29 – check the budget line for the litter bin at the bus station	The Assistant Town Clerk	Operational
Min 44 – the costs for the new building to be found out and explore Wykeland offers	The Town Clerk	Next meeting
Min 45 – the leisure facility position now MUGA lease relinquished	The Assistant Town Clerk	Operational
Min 47 – ban of neonicotinoid pesticides on allotments to be notified to allotment holders	The Assistant Town Clerk	Operational
Min 49 – repair of litter bins at Well Lane and behind Durham Ox	The Assistant Town Clerk	Operational