BEVERLEY TOWN COUNCIL

Town Clerk: Helen Watson FILCM 12 Well Lane, Beverley, HU17 9BL

Tel 01482 874096

27th April 2016

To All Councillors

Members of the Planning, Property & Services Committee: Cllrs Aird, Begnett, B Cooper, G Cooper, Dodsworth, Elvidge, Pearson and Willis

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 May 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 and approve the minutes of the Planning Property & Services meeting on the 5th April 2016
- 4. To review the action plan from the Minutes of the 5th April 2016
- 5. Matters Arising from the above Minutes not on the Agenda
- 6. To discuss the allotments:
 - a) To receive numbers on the Allotment Waiting List
 - b) To receive reports from the allotment representatives
 - c) Bonfires on Keldgate allotments please see attached documents
 - d) To discuss the request from an allotment holder for a poly tunnel (size is 10 ft wide and 40 ft long) on the allotment plot (size 14.5 ft wide and 100 ft long)
- 7. To receive an update on the Skatepark
- 8. To receive Beverley in Bloom's Co-Ordinator's report see attached report
- 9. To consider grit and litter bin requests

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
Taniboi	Address	Wara	1 iaii 1 ypo	Application	Duo Duio
16/00538	21 Beckside	MS	Reg 3	REVISED INFORMATION Installation of external wall insulation, new roof including new rain water goods and replace door and windows like for like	No objection
40/00=44			2500	REVISED INFORMATION Installation of external wall insulation, new roof including new rain water goods and replace door	
16/00544	98 Lairgate	SMW	REG 3	and windows like for like Amended Plans: Erection of two storey	No objection
16/00331	The Cornerhouse 2 Norwood	SMW	F	and single storey extensions to the rear to form new bar, dining area, kitchen and staff facilities with re-modelled courtyard	No objection
40/0000	5 Deal of to Need	140	1.00	Replacement of dormer window frame at	_
16/00908	5 Beckside North	MS	LBC	Erection of two dwellings and external and	No objection Objection to the erection of the dwellings as fully support the conservation officer's comments and those of the neighbours. No objection to the internal alterations of the existing dwelling but please bear in mind the conservation officer's comments in connection with
16/01111	Rear of 38 North Bar Within	SMW	LBC	internal alterations to refurbish existing dwelling	these internal alterations.
16/00848	Rear of 38 North Bar Within	SMW	F	Erection of 2 dwellings and external and internal alterations to refurbish existing dwelling	Objection to the erection of the dwellings as fully support the conservation officer's comments and those of the neighbours. No objection to the internal alterations of the existing dwelling but please bear in mind the conservation officer's comments in connection with these internal alterations.
16/00570	87 Norwood	SMW	F	AMENDED PLANS Erection of single storey extension to rear	No objection
16/00816	The Highfield Highfield Road	SME	F	Erection of a extension to beer cellar and new covered canopy	No objection
10/00010	i Nuau	SIVIE	<u> </u>	Hew covered callupy	THO ODJECTION

16/01005	44 North Bar Without	SMW	F	Erection of detached summer house	No objection
16/01006	44 North Bar Without	SMW	LBC	Erection of detached summer house	No objection
16/01074	Development land North of Flemingate	MS	STRAT Vary	Variation of Condition 1 (gross internal floor space) and Condition 3 (individual retail units) of planning permission 15/03382/STVAR to allow an increase in total permitted retail floor space of circa 1675m2 to be accommodated entirely at mezzanine level and modification to existing controls to permit up to 14 units of less than 465 m" and of these 3 are to be low 95m2 http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O4WBR1BJKK400	
				AMENDED PLANS - Removal of structurally unsafe brickwork to upper courses of chimney stack which is leaning (retrospective)	
16/00312	Rachel's Beauty World Limited Appleton House 3A Wednesday Market	MS	LBC	http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O1PLATBJ0R500	02/05/2016 Extension granted by ERYC to 04/05/2016
15/03044	Land North East Park Lodge York Road	SMW	F	Erection of dwelling and car port (AMENDED PLANS) http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=NV8Kl9BJH2700	03/05/2016
				Alterations and extensions to existing garage/store to form self-contained annexe for guest accommodation http://newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O2Y9LTBJJS000	3,00,20
16/00606	64 North Bar Without	SMW	F		04/05/2016
16/01089	64 North Bar Without	SMW	LBC	Alterations and extensions to existing garage/store to form self-contained annexe for guest accommodation http://newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O4Y2VMBJOKR00	04/05/2016
16/00220	Outbuildings East Of Flat 101 Queensgate	SMW	F	Erection of single storey extension and alterations to detached garage and alterations to outbuilding to allow as self contained holiday units with associated parking http://newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O1CGZEBJJ5D00	04/05/2016
16/01035	34 Marsh Drive	MS	F	Erection of single storey extension to existing garage http://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal=O4JR3YBJKHP00	06/05/2016

				Erection of a first floor extension to front	
				http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O57	
				ZANBJKPC00	
16/01166	8 Shorthill Croft	SMW	F		09/05/2016
				Creation of external seating area to front	
				with removable planters and timber	
				bench	
				http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O55 Z25BJKNR00	
16/01143	Unit 18 Flemingate	MS	F	ZZSBSKNKOO	10/05/2016
10/01143	Offic 10 Flerifingate	IVIO	1	Display of 1 non-illuminated fascia sign	10/03/2010
				and 1 non-illuminated hanging sign	
				http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O4W	
	Fat Face 52 - 53			VA1BJKKP00	
16/01086	Saturday Market	SMW	PAD		12/05/2016
				Repainting of shop front and windows	
				and new fascia and hanging sign http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O4Y	
	Fat Face 52 - 53			PZ6BJKLN00	
16/01105	Saturday Market	SMW	LBC		12/05/2016
				Display of 1 externally illuminated fascia	12,00,20
				sign, 1 backlit hanging sign and opaque	
				window foil with cut out details	
				http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O53 KTYBJKLQ00	
16/01106	Sullivan's Fisheries, 55 Toll Gavel	SMW	PAD	KTTBJKLQ00	12/05/2016
10/01100	Toll Gavel	SIVIVV	FAD	Alterations to shop front including	12/03/2010
				installation of awning	
				http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O5J	
	Sullivan's Fisheries, 55			0J2BJKTJ00	
16/01226	Toll Gavel	SMW	F		13/05/2016
				Alterations to shop front including	
				installation of awning http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O5J	
	Sullivan's Fisheries, 55			0J3BJKTK00	
16/01227	Toll Gavel	SMW	LBC		13/05/2016
	- -			Erection of dwelling following demolition	
				of existing	
				http://newplanningaccess.eastriding.gov.	
				uk/newplanningaccess/applicationDetail	
				s.do?activeTab=summary&keyVal=O57	
40/04447	0.0	O. 41.47	_	A4DBJKO400	40/05/0040
16/01147	2 Seven Corners Lane	SMW	F	Erection of two storey extension,	13/05/2016
16/01230	Morco Products Ltd,	MS	F	Liberion of two storey extension,	13/05/2106

Morco House, Riverview	cladding and window alterations to front	
Road	and erection of external staircase to rear	
	http://newplanningaccess.eastriding.gov.	
	uk/newplanningaccess/applicationDetail	
	s.do?activeTab=summary&keyVal=O5K	
	V4DBJKUJ00	

11. 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:

16/01103

BEVERLEY CONSERVATION AREA: Apple trees; T1 remove overhanging branch (Two metre branch Two metres from ground), T2 crown lift by 2 metres and reduce overhang of space by 2 metres.

29 Woodlands

Due Date: 26/04/2016 **Resolved:** No objection

16/01113

BEVERLEY CONSERVATION AREA: laburnum; Fell due to leaning towards boundary wall and seen to move in strong

wina.

25 Grayburn Lane Due Date: 26/04/2016 **Resolved:** No objection

16/01336

BEVERLEY CONSERVATION AREA: Ash; fell due to outgrowing location, Box Elder, Fell as overhanging neighbouring property, Laburnum fell; as leaning onto adjoining wall.

Garden Cottage 36 Wylies Road

Due Date: 16/05/2016

https://newplanningaccess.eastriding.gov.uk/newplanningaccess/applicationDetails.do?activeTab=summary&keyVal= O610UOBJ0GW00

12. Consultations

- (i) To receive notice of adoption of the East Riding Local Plan Strategy Document 2012-2029 see attached document
- (ii) To receive the newsletter from the Forward Planning team at East Riding of Yorkshire Council re: Local Plan Strategy Document see attached document
- (iii) To receive notification Surface Dressing Programme for 2016 for Greenwood Avenue, Hodgson Avenue, B1230 Lairgate, Queensgate (Old Route), Riding Fields Square, Sloe Lane and Thompson Avenue see attached document
- (iv) To receive notification of the of adoption of the Affordable Housing Supplementary Planning Document on April 2016 by East Riding of Yorkshire Council see attached document
- (v) To receive notification of Street Lighting Scheme-Flemingate/Beckside-2015/2016 see attached document
- (vi) To receive notification of the East Riding Local Plan Consultation on Draft Open Space Supplementary Planning Document (SPD) see attached document
- (vii) To receive notification of a 7 day speed survey to be undertaken be East Riding of Yorkshire council and Humberside Police on the B1230 Hull Road Beverley following concerns expressed by residents the results of which will be sent to us once analysed

13. To receive notices of road closures

- (i) Notice of temporary prohibition of any vehicle from proceeding along Priory Road & Chantry Lane, Beverley commencing Monday 9th May 2016 to enable trench works to take place
- (ii) Notice of temporary prohibition by any person to cause any vehicle to proceed over Beverley North Level Crossing, Hull Bridge Road, Beverley between 23.00 hrs Friday 3 June 2016 until 06.00 hrs Saturday 4 June 2016 to enable the safe delivery of rails to the level crossing.
- (iii) Notice of temporary prohibition by any person to cause any vehicle to proceed over Cherry Tree Lane Level Crossing, Beverley between 23.35 hrs Saturday 4 June 2016 until 08.55 hrs Sunday 5 June 2016 to enable rerailing works through the level crossing.

(iv) Notice of temporary Up-coming road closure to Level Crossing for works to take place (commencing Saturday 9 July 2016) to enable re-railing through the level crossing works to take place

14. To accept a Report of Decision Notices

Application Number	Address	Description	Decision
16/00003	Clarks Shoes, 47 Toll Gavel	Display of an internally illuminated fascia sign and an internally illuminated projecting sign on front elevation	Approved
16/00004	Clarks Shoes, 47 Toll Gavel	Redecoration of existing shopfront and installation new illuminated fascia and projecting signs	Approved
16/00390	Acacia House, 137 Keldgate Travellers Rest, 36 Beckside	Variation of condition 2 of planning	Refused (i) Protection and enhancement of open spaces (ii) The development would damage the character and appearance of the area as a whole (iii) The additional houses would not make a significant contribution to the housing supply in the area (iv) The Kitchen Lane allotments are allocated as an area of open space in the emerging development plan and housing abutting to the allotments would have a detrimental effect on the nature of the site (v) Kitchen Lane is a public right of way and is heavily used by cycles and pedestrians. (vi) Without the reduction of the wall and upgrade of the track which is not in the ownership of the applicants, Highways have serious concerns regarding the safety of the users
	·	permission (15/00585/PLF) relating to opening hours	
15/03863	Land North East Of 42 Warton Avenue	Erection of a bungalow and construction of a vehicular access following removal of existing access [Resubmission of 13/01966/PLF]	Refused (i) unacceptable form (ii) out of character with other dwellings in the area (iii) unacceptable overlooking of adjoining properties from the first floor windows of the proposed new bungalow

16/00167	Land rear of 309 to 315 Grovehill Road	Erection of a dwelling (amended plans)	Withdrawn
16/00437	2 Wheatsheaf Lane	Change of use of ground floor from office (B1) to yoga studio (D2)	Approved
15/01325	Beverley Parklands Green Beverley Parklands	Variation of Condition 24 (approved plans) of planning permission 14/01826/STPLF [Amended Site Layout to allow the reposition of Plots 10-11, 40 and 48-50 substituting approved drawing '013/077/1 rev G' with proposed drawing '013/077/1 rev K]	Approved
16/00466	HSBC 63 Saturday Market	Replacement of 2 non-illuminated fascia signs, 1 non-illuminated hanging sign, 1 welcome message, 2 plate signs, 1 ATM panel sign and 4 internally applied vinyl signs	Approved
16/00467	HSBC 63 Saturday Market	Installation of an external ATM through previously infilled aperture and external alterations	Approved
16/00507	18 Lime Tree Avenue	Erection of conservatory to rear following demolition of existing	Approved
16/00554	H & M Unit 5 Flemingate	Retention of plant area including 1 air handling unit, 10 condensing units and associated refrigeration pipes and ductworks	Approved
15/04006	Hodgsons Flemingate	Erection of single and 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	Approved
15/04007	Hodgsons Flemingate	Listed building consent Erection of single and 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	Approved

16/00514	Mallard House 6 Beck View Road	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 Erection of a portable cabin for use as a mess facility for drivers/workers following removal of existing	Approved
16/00594	92 Lairgate And 95 Minster Moorgate West	Installation of external wall insulation, new roof including new rain water goods and replace door and windows like for like	Approved
16/00928	11 Manor Road	Erection of 1.8m timber fence with double gates for vehicular access and single gate for pedestrian access	Approved
16/00230	Park Lodge York Road	Erection of two storey porch to side, including alterations and erection of single storey extension to detached garage	Approved
16/01005	44 North Bar Without	Erection of a detached summer house	Withdrawn
16/01006	44 North Bar Without	Erection of a detached summer house	Withdrawn
16/00487	26 Newbegin	Erection of two storey and single storey extensions to rear, installation of window to side, replacement windows and installation of rooflight to front and rebuild part of existing garden wall	Approved
15/03421	Andrew And Rogers Optometrists 15 North Bar Within	Erection of a roof terrace to rear	Approved