

PRESENT: Councillors Jacqueline Ward and Karen Dales

In Attendance: The Clerk

1 APOLOGIES FOR ABSENCE: Cllr. Cantelo

2 DECLARATIONS OF INTEREST: None

3 MINUTES OF PREVIOUS MEETINGS: It was **resolved** that the minutes of the Planning Committee meeting held on 28th September 2022 having been circulated, be approved and that the Chair sign these minutes when available.

4 PLANNING APPLICATIONS:

The following applications were considered

Application number & date	Applicant	Description
22/05780/FU/NE 27 September 2022	31 Lyndhurst Road	Wooden Gazebo to the rear
The Planning Committee had concerns about the height of this structure at 3.30m but recognised that this was the highest point of the roof on top of a structure 2.15m high. There was concern about the noise of any parties being held but it was recognised that any outdoor event would generate noise regardless of the presence of a gazebo. Provided the gazebo was positioned in the corner of the garden, the position relative to adjacent properties would not greatly affect their visual amenity and the Committee therefore had no objection to this application.		
22/06530/FU/NE 29 September 2022	24 Milton Drive	Two storey side and single storey rear extension
The Committee considered this and noted that adjacent properties, business and those opposite, were all bungalows and felt that these proposals would be overpowering and encroach on adjacent properties stop. It was noted that the proposed extension with a width of 4.2m was going right up to the boundary and the Committee felt that a stepped back proposal would be better and would provide access to the back garden. This was quite a large piece of land and therefore the proposals could not be considered overdevelopment of the site but the extensions were over 50% of the footprint of the original property. There were concerns about the effect of the proposals on utility provision of neighbouring properties in particular the electricity supply and the Committee felt that there should be evidence of consultation with Northern Powergrid. Taking into account all the documents viewed, it was decided to object to the proposals on the grounds of the overbearing nature of the proposal and adverse effect on public visual amenity.		
22/06685/FU/NE 6 October 2022	17 Leeds Road, Barwick In Elmet	Single storey side extension; Two storey rear extension; Alterations to windows

<p>The Planning Committee noted that there was already a garage at the side of the property with a roof which looked a bit like castle turrets on the drawings supplied and it was felt that what was proposed would look better. The large size of properties in this neighbourhood was noted and such a large extension would therefore not look out of place, and the Committee therefore had no objection to this application</p>		
<p>22/06722/TR 6 October 2022</p>	<p>Green Lodge Farm, 46 Main Street</p>	<p>T7 Ash - Raise canopy to 5.5 metres from ground, remove dead branches. T8 Oak - Raise canopy to 5.5 metres from ground, remove dead branches. T9 Oak - Raise canopy to 5.5 metres from ground, remove dead branches. T10 Oak - Raise canopy to 5.5 metres from ground, remove dead branches. 5 x Ash - Raise canopy to 5.5 metres from ground, remove diseased and dead branches.</p>
<p>Cllr. Dales made the meeting aware that she knew the applicant (but did not have a pecuniary interest). It was noted that this work was simply to remove diseased and dead branches and therefore the Committee therefore had no objection to this application.</p>		
<p>22/06902/FU/NE 17 October 2022</p>	<p>Pear Tree Farm, Richmondfield Lane</p>	<p>Demolition of existing side extension; construction of single storey side extension; removal of first floor side window</p>
<p>The Planning Committee noted that this was quite a sizable extension (with a width of 4.4m). It was noted that there was no visual impact on any of the neighbouring properties and therefore the Committee had no objection to this application subject to confirmation from the Chair that this position was consistent with responses to previous similar applications.</p>		
<p>22/06941/FU 24 October 2022</p>	<p>Flying Horse Farm, York Road</p>	<p>Removal of conditions 13 (off-site highway works) and 22 (barn occupation restriction) of approval 21/01756/FU (Variation of condition 2 No. (Approved Plans) to previously approved planning application 18/04164/FU (Extension, alteration and refurbishment of Farmhouse, demolition, alterations and extension of barns to create three new dwellings and construction of carports) to include single storey rear extension to converted Barn 2, minor alterations to fenestration to both converted Barns 1 and 2, alterations to internal layouts of Barns 1 and 2, render to the front elevation of Farmhouse and minor alterations to the fenestration to both the Farmhouse and retained Barn) as the conditions are no longer necessary, reasonable or precise</p>
<p>The Planning Committee noted that this was a request to remove two conditions. Condition 22 was regarding occupancy of the farmhouse whilst conversion of the other buildings was still uncompleted. Completion of the farmhouse conversion was due in March 2023 but two barn conversions were not due for completion until May 2023. The Committee had no objection to the removal of this condition subject to planner's satisfaction that the health and safety of the occupants was not compromised by the ongoing work. Condition 13 was regarding highways works to be completed prior to occupation. The Committee did not agree to the removal of this restriction and therefore decided to object to the request that this condition be removed.</p>		

5. OTHER MATTERS

- a. Update on removal of wall on Leeds Road.
This had been reported to Planning Enforcement on 7th July 2022 - Case Ref 22/00681/UOPS2
- b. Concerns that the chicken farm on Long Lane is being used for storage of scrap vehicles.
Following the last meeting, this had been reported to Planning Enforcement, Case Ref 22/01065/UCU3
- c. Concerns that an agricultural building on Long Lane is being used as a garage.

Following the last meeting, this had been reported to Planning Enforcement, Case Ref 22/01064/UCU3

Planning Enforcement had sent acknowledgment letters to the above asking for photographic evidence, if possible, the Clerk would send this.

6. DATE OF NEXT MEETINGS

23rd November 2022 at 6:30pm in Barwick Miner's Institute

Note: The December meeting should be in Scholes Village Hall ante room if the pattern of alternating with Barwick venues is maintained but Scholes Village Hall is unavailable.

The meeting closed at 7:55pm

Signed

30th November 2022