



List of Planning Applications Determined Under Delegated Powers
 The following Planning Applications have been determined by officers under the scheme of
 Delegation

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2016/0203/FUL 8/35/347F/PA	Mr Simon Spinks	Oxfield Grange Church End Cawood Selby North Yorkshire YO8 3SN	Proposed erection of agricultural barn on agricultural land to rear	Permitted 26 Sep 2017	Jenny Tyreman
2017/0359/HPA 8/54/111A/PA	Mrs Patricia Fenteman	6 Old Hall Court Burton Salmon Sherburn In Elmet Leeds North Yorkshire LS25 5GZ	Proposed single storey garden room	Permitted 2 Oct 2017	Sophie King
2017/0377/FUL 8/33/362/PA	Messrs G And S Thompson	Land at White House Farm 115 Main Road Hambleton Selby North Yorkshire YO8 9JD	Proposed demolition of farm buildings and erection of 9 residential units with associated car parking and access	Permitted 19 Sep 2017	Mr Keith Thompson

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2017/0381/OUT 8/53/30M/PA	Mr Alan Lawrence	Land adjacent to Kellington Manor Hotel Whales Lane Kellington Goole East Yorkshire DN14 0SB	Outline planning permission (all matters reserved) for the erection of 2no dwellings	Refused 11 Oct 2017	Mr Simon Eades
2017/0408/HPA 8/19/337Q/PA	Mr Min Shi	Park House The Crescent Selby YO8 4PU	Proposed single storey side extension following demolition of existing extension	Permitted 25 Sep 2017	Sophie King
2017/0505/FUL 8/58/1078/PA	AS Trade Sales Ltd	Land Off Lincoln Way Sherburn In Elmet North Yorkshire	Proposed erection of new industrial unit (B1 use class) to house storage, workshop and office and erect 2.4m high security fence	Permitted 22 Sep 2017	Mr Keith Thompson
2017/0506/FUL 8/58/1077A/PA	Mr M Bradley	The White Cottage Tadcaster Road Sherburn In Elmet North Yorkshire LS25 6EJ	Erection of extensions to existing glass houses, change of use of one retail building to tea room ancillary to the garden centre use, formation of a car park and erection of covered plant canopy.	Permitted 22 Sep 2017	Mr Keith Thompson
2017/0590/FULM 8/42/99K/PA	Monaghan Mushrooms Ltd	Monaghan Mushrooms Mushroom Farm Gravelhill Lane Whitley Goole East Yorkshire DN14 0JJ	Proposed erection of 2 growing houses, canteen, plantroom and workshop to include relocation of previously approved vehicular access (following demolition of existing phase 1 buildings)	Permitted 13 Oct 2017	Mr Simon Eades

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2017/0591/DOC 8/64/19BS/PA	Bellway Homes Limited (Yorkshire Division)	Leeds East Airport Busk Lane Church Fenton Tadcaster North Yorkshire LS24 9SE	Discharge of conditions 02 (materials), 03 (landscape), 06 (surface water), 07 (foul and surface water drainage), 20 (surface water watercourse), 09 (ground works engineering), 12 (groundworks), 14 (construction method), 16 (site clearance), 17 (flood risk assessment), 18 (energy renewal), 19 (noise) and 22 (lighting) of approval 2015/0318/FUL for erection of 39 dwellings, construction of access roads and associated recreation open space	Condition Decision 28 Sep 2017	Mr Keith Thompson
2017/0606/FUL 8/44/52D/PA	Mr Colin Lawrence	Ash Tree Cottage Westend Lane Balne Goole East Yorkshire DN14 0EH	Retrospective application to erect stables and general purpose storage building	Permitted 28 Sep 2017	Mr Simon Eades
2017/0611/FUL 8/56/115J/PA	Mr Phil Smith	Catnaps Green Lane Monk Fryston Leeds West Yorkshire LS25 5EJ	Proposed erection of an agricultural building (Resubmission)	Permitted 22 Sep 2017	Sophie King
2017/0644/DOC 8/62/278E/PA	Cambian Plc	Fenton Grange Broad Lane Church Fenton Tadcaster North Yorkshire LS24 9ST	Discharge of conditions 9 (Site Investigation) and 10 (Remediation) of approval 2016/0035/FUL Demolition of existing agricultural buildings (use class Sui Generis) and the erection of a specialist state-funded day school for up to 20 children and associate parking (Class D1 use) on land adjacent	Conditions Part Discharged 29 Sep 2017	Fiona Ellwood

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2017/0648/COU 8/21/27J/PA	Burton Car Sales	Hand Car Wash The Anchor Inn Doncaster Road Burn Selby North Yorkshire YO8 8LA	Retrospective change of use from car wash to mixed use for car wash and car sales	Permitted 28 Sep 2017	Mr Simon Eades
2017/0657/FUL 8/55/49AG/PA	Mr L Furness	Hillam Hall Chapel Street Hillam Leeds West Yorkshire LS25 5HP	Erection of a two storey four bedroom detached dwelling and detached single storey garage	Refused 11 Oct 2017	Mr Simon Eades
2017/0660/DOC 8/60/14J/PA	Mr Juliet Blenkinsop	Grange Farm Little Fenton Lane Sherburn In Elmet North Yorkshire LS25 6HD	Discharge of conditions 3 (site investigation), 4 (land contamination) and 5 (remediation scheme) of approval 2016/1422/ATD Prior notification for the change of use of agricultural building to 1 No dwelling and associated operational development at the old cart shed	Condition Decision 11 Oct 2017	Diane Wilson
2017/0672/CPE 8/20/295X/PA	Mr Hirst	The Paddock Mill Lane Brayton Selby North Yorkshire YO8 9LB	Certificate of lawful development for existing use for occupation of dwelling in breach of condition 3 of planning permission ref 8/20/295H/PA	Permitted 26 Sep 2017	Jenny Tyreman

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2017/0691/FUL 8/13/115N/PA	L S Kendra And Son	Springfield House Farm Green Lane North Duffield Selby North Yorkshire	Section 73 application to vary conditions 02 (landscaping), 4 (Turning areas), 10 (Gullies & Drains) and 12 (approved plans) and to remove conditions 13 (Site Investigation), 14 (Remediation) and 15 (Remediation) of approval 2016/0853/FUL for section 73 to vary conditions 4, 5, 7, 11, 13, 16 of approval 2015/1007/FUL Demolition of existing agricultural buildings and erection of 5 detached dwellings and 1 detached garage	Permitted 2 Oct 2017	Mr Calum Rowley
2017/0705/COU 8/19/1999/PA	Southcourt Developments Ltd	8 New Lane Selby YO8 4QB	Change of use of ground and first floor from retail (Use class A1) to restaurant (Use class A3) at ground floor level and activity rooms (Use Class D2) and Function Room (Sui Generis) at first floor level at Unit C with external alterations	Permitted 26 Sep 2017	Mr Calum Rowley
2017/0707/DOC 8/35/478D/PA	Mr And Mrs M Roffe	Millstone House 26 Rythergate Cawood Selby North Yorkshire YO8 3TP	Discharge of condition 02 of approval 2017/0410/HPA for two storey rear extension, two storey ancillary accommodation and timber framed car port	Condition Decision 9 Oct 2017	Jenny Tyreman
2017/0710/FUL 8/42/230/PA	Mr Stephen Kirk	Meadow Court Silver Street Whitley Goole East Yorkshire DN14 0JG	Proposed erection of a secure building to house a tractor and grass cutter	Refused 2 Oct 2017	Sophie King

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2017/0711/REM 8/66/131B/PA	Mrs Aayah Cyhibda	Back Lane Barkston Ash Tadcaster	Reserved matters application relating to appearance, landscaping, scale, layout and access of outline approval 2016/1389/OUT Outline application with all matters reserved for the erection of a detached bungalow on land adjacent to	Permitted 13 Oct 2017	Mr Keith Thompson
2017/0715/HPA 8/56/309/PA	Mr & Mrs Makin	Fryston Lodge Farm Bungalow Selby Road Monk Fryston Leeds West Yorkshire LS25 5EN	Proposed side extension to existing bungalow and rear porch/utility room extension	Permitted 13 Oct 2017	Mr Simon Eades
2017/0752/HPA 8/18/286/PA	Mr A Doonan	Jasmine Cottage Main Street Hemingbrough Selby North Yorkshire YO8 6QE	Erection of a rear two storey extension and rear single extension following demolition of existing structures	Permitted 21 Sep 2017	Rebecca Leggott
2017/0761/HPA 8/62/53B/PA	Mr And Mrs Alasdair And Kirsty Black	Allendale Nanny Lane Church Fenton Tadcaster North Yorkshire LS24 9RL	Proposed refurbishment and first floor extension, roof alterations, external alterations, conversion of existing stable to create a home office/studio and external refurbishment of the garage and stable block to match the house	Permitted 6 Oct 2017	Diane Wilson
2017/0762/COU 8/38/20L/PA	La Anchor Bar & Pizzeria	La Anchor Main Street Hensall Goole East Yorkshire DN14 0QZ	Proposed change of use of ancillary building to 2 No guest bedrooms in association with	Permitted 9 Oct 2017	Sophie King

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2017/0766/HPA 8/53/268B/PA	Mr Anil Patel	3 Manor Farm Close Kellington Goole East Yorkshire DN14 0PF	Demolition of front and rear conservatories and proposed replacement front and rear conservatories and first floor extension	Permitted 16 Oct 2017	Sophie King
2017/0780/FUL 8/19/542B/PA	Mrs Tracey Ross	42 Petre Avenue Selby YO8 8DW	Proposed extension to existing dwelling and change of use to create 2 dwelling houses	Refused 11 Oct 2017	Sophie King
2017/0781/TPO 8/73/378F/PA	Mr Jeff Pearson	2 Aspen Way Tadcaster LS24 9TQ	Proposed crown thin by 25% to 1 No Beech tree (T1) covered by TPO 2/1984	Permitted 22 Sep 2017	Diane Wilson
2017/0784/FUL 8/19/1833A/PA	Mr Paul Howgego	Lake House Bawtry Road Selby YO8 8NB	Proposed erection of a detached dwelling on land adjacent	Permitted 26 Sep 2017	Jenny Tyreman
2017/0791/FUL 8/16/133C/PA	S Wiles & Son	West Common Farm Market Weighton Road Barlby Selby North Yorkshire YO8 5LB	Proposed erection of additional agricultural building for straw, machinery and cattle housing on straw	Permitted 26 Sep 2017	Jenny Tyreman
2017/0802/FUL 8/62/177P/PA	London Ebor Developments Ltd	The Laurels Main Street Church Fenton Tadcaster North Yorkshire LS24 9RF	Proposed installation of a dropped kerb and 2 no. off street car parking spaces to Plot 1	Permitted 19 Sep 2017	Diane Wilson

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2017/0810/HPA 8/42/231/PA	Mr Robert Cassidy	2 Firs Court Garden Selby Road Whitley Goole East Yorkshire DN14 0HZ	Proposed oak framed extension to side elevation	Permitted 9 Oct 2017	Sophie King
2017/0812/ATD 8/36/351/PA	Mr & Mrs R Hind	Sycamore House Farm Wistow Lordship Wistow Selby North Yorkshire YO8 3RR	Prior notification for the change of use of agricultural building to 1 No dwelling (Use Class C3) and associated operational development at Barn at	Permitted 27 Sep 2017	Jenny Tyreman
2017/0818/HPA 8/36/224A/PA	Mr & Mrs Playford	Springcroft 17 Pasture Way Wistow Selby North Yorkshire YO8 3UQ	Proposed erection of a pre-fabricated granny annexe for ancillary residential use associated with the dwelling	Refused 12 Oct 2017	Rebecca Leggott
2017/0823/FUL 8/36/28F/PA	Mr & Mrs Gribbin	Rose Grove Farm Black Fen Lane Wistow Selby North Yorkshire YO8 3UR	Proposed replacement dwelling following the demolition of the approved dwelling (Barn Conversion approved under 2016/0229/FUL)	Refused 4 Oct 2017	Jenny Tyreman
2017/0833/DOC 8/64/19BU/PA	Miss Edwards	Leeds East Airport Busk Lane Church Fenton Tadcaster North Yorkshire LS24 9SE	Discharge of conditions 10 (Highways), 11 (Access) and 15 (Travel plan) of approval 2015/0318/FUL Erection of 39 dwellings, construction of access roads and associated recreation open space	Condition Decision 28 Sep 2017	Mr Keith Thompson

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2017/0836/HPA 8/57/443A/PA	Mr & Mrs Paula & Nik Marchetti	1A Woodlands Lane South Milford Leeds West Yorkshire LS25 5NY	Demolition of existing conservatory, proposed single storey rear extension and loft conversion	Permitted 4 Oct 2017	Sophie King
2017/0841/ADV 8/58/275J/AA	Dilip Sodha	10 Low Street Sherburn In Elmet North Yorkshire LS25 6BG	Advertising consent for 1 no. halo illuminated sign on grey aluminium backing panel and 2 no. halo illuminated logos	Permitted 9 Oct 2017	Diane Wilson
2017/0847/HPA 8/18/360B/PA	Mr & Mrs Luty	Wood Lane Crossing Cottage Woodhall Lane South Duffield Selby North Yorkshire YO8 6TG	Proposed erection of single storey orangery to the rear	Permitted 2 Oct 2017	Rebecca Leggott
2017/0848/TPO 8/64/129A/PA	Nikki Foster	2 Ulla Green Church Fenton Tadcaster North Yorkshire LS24 9RS	Application for consent for a 20% reduction of all major limbs to 1no Horse Chestnut tree (T11) and carry out maintenance to remove dead wood in the canopy of 1no Cherry Tree (T14) covered by TPO 5/1998	Permitted 2 Oct 2017	Diane Wilson
2017/0855/HPA 8/23/221D/PA	Miss Charlotte Barnard	71 Brigg Lane Camblesforth Selby North Yorkshire	Demolition of existing garage and proposed ground floor extension for utility and garage and a first floor bedroom extension	Permitted 13 Oct 2017	Sophie King
2017/0860/DOC 8/20/788A/PA	Mr R Smith	The Gateway Unit 3 Selby Business Park Oakney Wood Road Brayton Selby North Yorkshire	Discharge of condition 13 (surface water drainage) of approval 2016/1411/FUL for proposed construction of detached and semi-detached industrial buildings to contain 3 No. units for B8 use with associated ancillary trade counter and retail use at Units 1 to 3	Condition Decision 27 Sep 2017	Mr Calum Rowley

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2017/0863/FUL 8/15/477/PA	Mr Brian Keen	Westfield Jubilee Sports Field Landing Lane Riccall York North Yorkshire	Proposed siting of a container as a storage facility for Riccall Junior Football Club	Permitted 3 Oct 2017	Rebecca Leggott
2017/0868/TPO 8/20/482B/PA	Mr G.J Barnsley	26 Greenfield Drive Brayton Selby North Yorkshire YO8 9JX	Application for consent to fell 1no Sycamore tree covered by TPO 5/1985	Permitted 4 Oct 2017	Rebecca Leggott
2017/0870/OUT 8/48/216/PA	Mr Sean Hetherington	Land to the north of Old North Quarry Rawfield Lane Fairburn Knottingley West Yorkshire	Outline application including access (all other matters reserved) for the erection of 1no detached dwelling	Refused 11 Oct 2017	Sophie King
2017/0871/COU 8/19/52J/PA	H W Investments Ltd	Court House New Lane Selby YO8 4QB	Change of use of offices to a separate office	Permitted 4 Oct 2017	Jenny Tyreman
2017/0878/DOC 8/20/763P/PA	Linden Homes East Yorkshire	Barff Lane Brayton Selby North Yorkshire	Discharge of condition 19 (construction management plan) of approval 2015/0367/FUL Proposed development of 125 no. dwellings with associated access from Barff Lane, landscaping, new footpath and drainage pond	Condition Decision 12 Oct 2017	Louise Milnes

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2017/0880/FUL 8/49/112B/PA	Mr Thomas Bond	Sunnyside York Road Brotherton Knottingley West Yorkshire WF11 9EF	Proposed amended vehicular access to create hardstanding for turning and parking for 3 coaches and formation of new ramped access	Permitted 6 Oct 2017	Sophie King
2017/0887/FUL 8/62/268B/PA	D J Poulter Building Contractors	Joiners Workshop Sandwath Lane Church Fenton Tadcaster North Yorkshire LS24 9QT	Application for erection of 2 No dwellings following demolition of existing buildings and removal of builder's yard	Permitted 6 Oct 2017	Mr Keith Thompson
2017/0901/HEN 8/36/221B/PA	Mr Steven Allan	32 The Green Wistow Selby North Yorkshire YO8 3FS	House extension notification to demolish existing conservatory to the rear and construction of single storey sun lounge extending 6m to the rear, 4m to ridge and 3m to eaves	Permitted 26 Sep 2017	Rebecca Leggott
2017/0906/HEN 8/16/757/PA	Miss Carley Longden	7 Weighton View Drive Barlby Selby North Yorkshire YO8 5NF	House extension notification for a single storey sunroom extension to the rear extending 5m to the rear, 3m to ridge and 2.1 to eaves	Permitted 26 Sep 2017	Rebecca Leggott
2017/0910/TPO 8/35/124W/PA	Cawood Parish Council	Cawood Sports Field Maypole Gardens Cawood Selby North Yorkshire	Proposed felling of 1 No Beech tree (D) covered by TPO 4/1977	Permitted 2 Oct 2017	Rebecca Leggott
2017/0913/HPA 8/19/2009/PA	Mr John Oates	8 Bridle Walk Selby YO8 9DE	Proposed erection of two storey side extension including new front porch and rear single storey extension	Permitted 16 Oct 2017	Rebecca Leggott

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2017/0922/TPO 8/29/343/PA	Mrs Jennifer Banfield-Zanin	2 Lynwith Drive Carlton Goole East Yorkshire DN14 9RQ	Application for consent to reduce crown by 1.5m, crown lift by 5.2m, crown thin by 10% to 2no Sycamore trees (T1 & T2) covered by TPO 13/2004	Permitted 6 Oct 2017	Sophie King
2017/0950/DOC 8/58/218AD/PA	Pecan Deluxe Candy (Europe)	17 Moor Lane Trading Estate Sherburn In Elmet North Yorkshire LS25 6ES	Discharge of conditions 04 (site investigation report), 05 (investigation and risk assessment), 06 (remediation scheme) and 09 (construction management plan) of approval 2016/1487/FULM for proposed refurbishment of an existing warehouse, works to include construction of a new concrete service yard, construction of a new loading canopy, new areas of tarmac to accommodate new parking, relocation of existing containers, erection of new storage tanks, new fencing to site perimeter, and the construction of new warehouse service corridors and cold store	Condition Decision 5 Oct 2017	Mr Keith Thompson
2017/0951/TPO 8/18/351D/PA	Selby District Council	16 The Cloisters Hemingbrough Selby North Yorkshire YO8 6QR	Proposed crown lifting by six metres and crown thinning to remove all epicormic growth and crossing branches to 1 No Oak tree (T7) covered by TPO 5/1999	Permitted 12 Oct 2017	Rebecca Leggott