



Meeting: **PLANNING COMMITTEE**
Date: **WEDNESDAY, 9 DECEMBER 2020**
Time: **2.00 PM**
Venue: **MICROSOFT TEAMS - REMOTE**
To: **Councillor J Cattanach (Chair), Councillor J Mackman (Vice-Chair), Councillor M Topping, Councillor K Ellis, Councillor I Chilvers, Councillor R Packham, Councillor P Welch, Councillor D Mackay and Councillor S Shaw-Wright**

Supplementary Agenda

DELEGATED LIST

Janet Waggott

Janet Waggott, Chief Executive

Enquiries relating to this agenda, please contact Victoria Foreman on 01757 292046 or vforeman@selby.gov.uk.

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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
2018/1282/HPA	Mrs Jacqueline Longbottom	Farm View 109 High Street South Milford Leeds West Yorkshire LS25 5AQ	Retrospective application for double gates and wall to access	REFUSED 16 Nov 2020	Mandy Cooper
2019/0749/CPE	M.H. Poskitt Ltd Farmers & Growers	M.H.Poskitt Weeland Road Kellington Goole East Yorkshire	Application for a lawful development certificate for the erection of an existing water treatment plant	PERMITTED 19 Nov 2020	Jenny Tyreman
2019/0750/FUL	M H Poskitt Ltd. Farmers & Growers	M.H.Poskitt Weeland Road Kellington Goole East Yorkshire	Proposed erection of 4.00m high sound reducing (acoustic) boundary fence along part of north east boundary to site	REFUSED 19 Nov 2020	Jenny Tyreman
2019/1031/HPA	Mr & Mrs West	Watermill Farm Main Street Kirk Smeaton Pontefract West Yorkshire WF8 3JY	Proposed erection of side and rear extensions and internal alterations	PERMITTED 10 Nov 2020	Bethany Harrison

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2019/1119/DOC	Grimston Park Estate & Messrs Goodrick	Home Farm Kirkby Wharfe Tadcaster LS24 9DD	Discharge of conditions 03 (materials), 05 (surface water), 07 (archaeology) & 10 (landscaping) of approval 2018/1431/FULM Proposed construction of 3 no. agricultural buildings, including 2 no. cattle sheds, 1 no. tractor store and 1 no. straw store with hard standing external area and associated landscaping	CONDITION DECISION 10 Nov 2020	Yvonne Naylor
2020/0346/FUL	W & M Birkley & Sons	Priory Farm Back Lane Acaster Selby York YO23 7BP	Proposed erection of a stock shed	PERMITTED 16 Nov 2020	Fiona Ellwood
2020/0347/FUL	W & M Birkley & Sons	Priory Farm Back Lane Acaster Selby York YO23 7BP	Proposed erection of an agricultural storage building	PERMITTED 16 Nov 2020	Fiona Ellwood
2020/0430/HPA	Mr Chris Brundell	Manor House Wrights Lane Cridling Stubbs Knottingley West Yorkshire WF11 0AS	Replacement of old tin garage/workshop with new oak framed garage/workshop/storage on the site of the original building	PERMITTED 19 Nov 2020	Jac Cruickshank
2020/0500/HPA	Mr Kerry	4 Juniper Drive Selby YO8 8RZ	Erection of single storey rear extension with pergola and garage conversion	PERMITTED 6 Nov 2020	Bethany Harrison
2020/0527/HPA	Margaret Higginbotham	Kirk Smeaton Post Office Main Street Kirk Smeaton Pontefract West Yorkshire WF8 3JY	Erection of a garage following demolition of existing lean to	PERMITTED 10 Nov 2020	Chris Fairchild

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2020/0567/FUL	Mr M Hurrell	The Bungalow 31 Lumby Hill Monk Fryston Leeds West Yorkshire LS25 5EB	Demolition of existing dwelling and outbuildings and construction of 5 No. dwellings	PERMITTED 13 Nov 2020	Gary Bell
2020/0581/CPE	Mr William Platt	Pinfold House Church Hill Wistow Selby North Yorkshire YO8 3UU	Lawful development certificate for existing use of former retail premises to residential use	PERMITTED 17 Nov 2020	Irma Sinkeviciene
2020/0621/HPA	Mr Michael Lane	Oak Tree House Henwick Hall Lane Burn Selby North Yorkshire YO8 8LD	Erection of replacement garden shed (retrospective)	PERMITTED 11 Nov 2020	Bethany Harrison
2020/0744/HPA	Mr Colin Thacker	1 Elmete Avenue Sherburn In Elmet North Yorkshire LS25 6EH	Erection of metal railings behind the hedge running along the grassed area to the side of the garage	PERMITTED 10 Nov 2020	Bethany Harrison
2020/0747/HPA	Mr R Jones & Ms R Walker	Lilac House Lilac Avenue Appleton Roebuck York YO23 7DH	Erection of a single storey rear extension, two storey extension to part of front of dwelling. Replacement of existing windows and doors throughout, rendering of external walls, and new roof tiles to existing roof	PERMITTED 9 Nov 2020	Irma Sinkeviciene

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2020/0766/FUL	Charli Baker & John Harrison	Greystones Chapel Street Hillam Leeds West Yorkshire LS25 5HP	Conversion and extension to garage to form single dwelling	PERMITTED 17 Nov 2020	Irma Sinkeviciene
2020/0770/DOC	Legal & General Modular Homes	Old Civic Centre Portholme Road Selby	Discharge of conditions 11 (Remediation Strategy), 18 (SUDs maintenance scheme), 19 (Drainage design) and 33 (Full engineering pack) of approval 2019/0941/FULM Proposed redevelopment of site to provide 154 residential units (Use Class C3), construction of new vehicular access onto Portholme Road and laying out of open space	CONDITION DECISION 20 Nov 2020	Rebecca Leggott
2020/0775/DOC	Legal & General Modular Homes	Old Civic Centre Portholme Road Selby	Discharge of conditions 09 (Construction Environmental Management Plan), 23 (Tree Protection Plan), 28 (Broadband) & 43 (Construction Management Plan) of approval 2019/0941/FULM Proposed redevelopment of site to provide 154 residential units (Use Class C3), construction of new vehicular access onto Portholme Road and laying out of open space	CONDITION DECISION 20 Nov 2020	Rebecca Leggott
2020/0791/DOC	Mrs I M Gill	Margyl Cottage 40 Main Street Monk Fryston Leeds West Yorkshire LS25 5EG	Discharge of condition 02 (materials) of approval 2016/0573/HPA Proposed conversion and extension of existing outbuilding to create granny annexe	CONDITION DECISION 16 Nov 2020	Irma Sinkeviciene

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2020/0797/COU	Mr Richard Sherwood	Laburnum Farm Wistow Lordship Wistow Selby North Yorkshire YO8 3RR	Change of use of agricultural barn to B8 storage unit (retrospective)	PERMITTED 6 Nov 2020	Ryan King
2020/0818/S73	Mr D Liddell	Red House Farm Main Street Skipwith Selby North Yorkshire YO8 5SQ	Section 73 application to vary condition 02 (approved plans) of planning permission reference 2017/1052/FUL proposed demolition of existing buildings to provide 8no. dwellings, garages and parking granted on 11 October 2018	PERMITTED 6 Nov 2020	Jenny Tyreman
2020/0822/DOC	Mr & Mrs S. Atkinson	2 Babthorpe Cottages Hull Road Hemingbrough Selby North Yorkshire YO8 6EH	Discharge of conditions 06 (surface water drainage), 07 (contamination) and 08 (remediation scheme) of approval 2019/0857/FUL Proposed conversion of redundant agricultural buildings into single dwelling with associated works and infrastructure	CONDITION DECISION 11 Nov 2020	Gareth Stent
2020/0849/HPA	Mr & Mrs Eyles	10 Fairfax Gardens Newton Kyme Tadcaster North Yorkshire LS24 9FJ	Proposed rear canopy	PERMITTED 6 Nov 2020	Bethany Harrison
2020/0869/FUL	Tony Dawson	Manor Farm Leeds Road Tadcaster LS24 9ND	New vehicular access on land at	PERMITTED 18 Nov 2020	Irma Sinkeviciene

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2020/0903/TPO	Mr Sidney Cripps	Tramaro 5 The Garth Hensall Goole East Yorkshire DN14 0RW	Application for consent to crown reduce height of approx 1m and crown thin by approx 25% to 1 No Bay tree covered by Tree Preservation Order 4/1981	PERMITTED 16 Nov 2020	Will Smith
2020/0917/HPA	Mr Ian Wright	28 Sutton Lane Byram Knottingley West Yorkshire WF11 9DP	Increased hardstanding to front (retrospective)	PERMITTED 18 Nov 2020	Ryan King
2020/0920/S73	Dr Peter Lambert	Toad Hall 34 Leeds Road Selby YO8 4HX	S73 application to vary condition 02 of planning permission 2018/0849/FUL Proposed demolition of existing dwelling and erection of new detached dwelling	PERMITTED 19 Nov 2020	Gareth Stent
2020/0927/TCA	Mrs Jenny Parker	Church End Farm 54 Church End Cawood Selby North Yorkshire YO8 3SN	Application for consent to reduce crown by 30% and shape 1no Horse Chestnut tree, reduce crown by 35% and shape 1no Ash tree, to crown lift by 5m to 5no Cherry trees and 8no Ash trees, crown lift by 3m to 1no Maple tree and to reduce 1no Willow tree by a third within the conservation area	PERMITTED 9 Nov 2020	Will Smith

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2020/0950/HPA	Alistair Formstone	1 Field Lane Cottages Field Lane Thorpe Willoughby Selby North Yorkshire YO8 9NL	Erection of a two storey rear extension	PERMITTED 6 Nov 2020	Jac Cruickshank
2020/0955/FUL	Mr Nick Fisher	The Bungalow Rawfield Lane Fairburn Knottingley West Yorkshire WF11 9LD	Demolition of existing dwelling and outbuilding, rebuilding dwelling to same footprint and layout including single storey rear extension, new loft accommodation, new garage and materials and formation of new access from Rawfield Lane	PERMITTED 16 Nov 2020	Chris Fairchild
2020/0956/CPE	Mr Tim Evans	Roebuck Barracks Green Lane Appleton Roebuck York	Lawful development certificate for existing use for residential	PERMITTED 18 Nov 2020	Yvonne Naylor
2020/0957/DOC	Legal & General Modular Homes	Old Civic Centre Portholme Road Selby	Discharge of condition 05 (materials) of approval 2019/0941/FULM Proposed redevelopment of site to provide 154 residential units (Use Class C3), construction of new vehicular access onto Portholme Road and laying out of open space	CONDITION DECISION 12 Nov 2020	Rebecca Leggott
2020/0958/FUL	Mr & Mrs D,R & A Marshall Marshall & Hudson	Cragland Milford Road South Milford Leeds West Yorkshire LS25 5AD	Substitution of house types for plots 2 and 3 of previously approved permission 2019/0918/FUL	PERMITTED 18 Nov 2020	Gareth Stent

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2020/0967/HPA	Mr S Beach	Springfield Cawood Road Wistow Selby North Yorkshire YO8 3XB	Erection of replacement of existing garage to side elevation and new utility/garden room to the rear	PERMITTED 19 Nov 2020	Jac Cruickshank
2020/0975/HPA	Mr Ian Smyth	Fenways Mill Lane Barlow Selby North Yorkshire YO8 8EY	Erection of rear extension to for additional habitable living space including living area with sleeping	PERMITTED 6 Nov 2020	Jac Cruickshank
2020/0981/TPO	North Yorkshire County Council	5 Mayfield Court Barlow Selby North Yorkshire YO8 8ED	Application for consent to reduce by 2m to 1no Ash tree covered by TPO 15/2004	PERMITTED 6 Nov 2020	Will Smith
2020/0989/FUL	W A & K Bayliss	Bungalow 1 Dutch Pig Farm Market Weighton Road Barlby Selby North Yorkshire YO8 5LE	Installation of a biomass boiler and associated equipment (retrospective)	PERMITTED 13 Nov 2020	Mandy Cooper
2020/0990/HPA	Mrs Diane Willoughby	Hazelnut Cottage Middlefield Lane Kirk Smeaton Pontefract West Yorkshire WF8 3JU	Proposed alteration and extension of an existing dwelling and replacement of existing domestic outbuilding	REFUSED 17 Nov 2020	Irma Sinkeviciene

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2020/0995/S73	Mr John Harrison	Sycamore Farm Brackenhill Lane Church Fenton Tadcaster North Yorkshire LS24 9RP	Section 73 application to remove condition 02 of planning approval CO/1982/26965 (8/62/89A/PA) Approval of reserved matters application for the erection of an Agricultural Workers bungalow, being matters reserved in a permission granted on 13th January 1982, on land at granted on 15.06.1982	PERMITTED 10 Nov 2020	Irma Sinkeviciene
2020/0996/FUL	Mr Thompson	Lumby Garden Centre Lumby South Milford Leeds West Yorkshire LS25 5LD	Extension to existing garden centre building	PERMITTED 20 Nov 2020	Jenny Tyreman
2020/0998/PPP	Rachel Moore	8 Garnet Terrace Garnet Lane Tadcaster LS24 9BB	Lawful development certificate for proposed removal of the existing single storey rear extension and construction of a new single storey extension	PERMITTED 9 Nov 2020	Irma Sinkeviciene
2020/1002/PPP	Mr & Mrs Hodgson	2 Hollymead Court Selby YO8 4JX	Lawful development certificate for proposed new sun room/office to rear of existing dwelling	PERMITTED 9 Nov 2020	Ryan King
2020/1011/FUL	Selby District Association Of Voluntary Service	58 Flaxley Road Selby YO8 4BW	Change of use from convenience store (A1) to community facilities and associated alterations to the building	PERMITTED 9 Nov 2020	Gareth Stent
2020/1022/HPA	Mr Joseph Kennard	29 Bainbridge Drive Selby YO8 4QN	Proposed single storey side and rear extension to existing semi-detached house to create additional living accommodation	PERMITTED 13 Nov 2020	Jac Cruickshank

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2020/1029/TCA	Mr Alun Jenkins	12 York Road Riccall York North Yorkshire YO19 6QG	Application for consent to crown reduce by 6m and remove some intermingled branches and shorten to roof level of neighbouring property and crown thin by 5% to 1no Ginkgo tree and to crown thin by 10% to 1no Hazelnut tree within the conservation area	PERMITTED 11 Nov 2020	Will Smith
2020/1037/DOC	Mr Graham Glynn	Eastfield Court Ryther Road Ulleskelf North Yorkshire Tadcaster LS24 9DY	Discharge of condition 04 (landscaping) of approval 2020/0163/FUL Proposed construction of a large pond plus swimming pond area in front of existing dwelling	CONDITION DECISION 23 Nov 2020	Irma Sinkeviciene
2020/1047/TCA	Mr Mathew Cheshire	Lillia House 28 Old Vicarage Lane Monk Fryston Leeds West Yorkshire LS25 5EA	Felling of 1 No dead Pear tree remove (1), crown lift to 2 No Pear trees (2), felling of 1 No Pear tree (3), crown lift to a group of Cherry trees (4), reduce and crown lift 1 No Plum tree (5) and felling of 1 No Apple tree (6) in the conservation area	PERMITTED 9 Nov 2020	Will Smith
2020/1069/DOC	Sedamyl UK	Sedalcol UK Ltd Denison Road Selby YO8 8EF	Discharge of condition 12 (landscaping scheme) of approval 2019/1355/FULM Proposed expansion of the production capacity of the existing agri-processing site, including new wheat intakes and storage, glucose plant, additional distillation and fermentation, additional starch and gluten production, carbon dioxide collection and associated utilities and services	CONDITION DECISION 17 Nov 2020	Yvonne Naylor

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2020/1073/DOC	Nicholas & Nicholas Limited	Moreby Hall Moreby Stillingfleet York North Yorkshire YO19 6HN	Discharge of condition 03 (building recording) of approval 2019/0942/LBC Listed building consent for proposed conversion of service wing into 9 No residential units to include minor internal alterations, replacement doors and windows	CONDITIONS PART DISCHARGED 20 Nov 2020	Jenny Tyreman
2020/1077/DOC	Nicholas & Nicholas Limited	Moreby Hall Moreby Stillingfleet York North Yorkshire YO19 6HN	Discharge of condition 03 (programme of building recording and analysis and the making of a detailed (written and photographic) record) of 2020/0414/LBC Listed building consent for conversion of single dwelling house to form 11 apartments including limited internal alterations	CONDITIONS PART DISCHARGED 20 Nov 2020	Jenny Tyreman
2020/1084/TCA	Mr Peter Preston	West House Chapel Street Hillam Leeds West Yorkshire LS25 5HP	Felling of 1 No Elm (A), crown lifting to 2 m above ground level to 2 No Lime (B, C), crown lifting to 8 No Sycamore (E, F, G, H, J, K, M, N) and crown lifting to 1 No Beech (L) trees within the conservation area	PERMITTED 19 Nov 2020	Will Smith
2020/1092/TCA	Mr A Mudd	Old Landings 12 Rythergate Cawood Selby North Yorkshire YO8 3TP	Application for consent to crown reduce by 30-35% to 1no Magnolia tree (T1) and to crown reduce by 2m, dead-wood and balance 1no Conifer (T2) within the conservation area	PERMITTED 19 Nov 2020	Will Smith

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2020/1114/MAN2	Yorkshire Housing	Land At Hodgsons Gate Hodgsons Lane Sherburn In Elmet North Yorkshire	Non material amendment of 2018/0045/REMM Reserved matters application relating to appearance, landscaping, layout and scale of approval 2015/0544/OUT outline application for up to 270 residential dwellings including details of vehicular access (all other matters reserved)	PERMITTED 11 Nov 2020	Yvonne Naylor
2020/1135/MAN2	Mr Steven Toms	27 Kelcbar Way Tadcaster LS24 9NX	Non material amendment of 2015/1391/HPA allowed under appeal APP/N2739/D/16/3147015 Two storey side extension following removal of car port	PERMITTED 18 Nov 2020	Irma Sinkeviciene
2020/1138/TELB	Openreach	The Read School Main Road Drax Selby North Yorkshire YO8 8NL	Installation of a fixed line broadband electronic communications apparatus	TELECOMMUNICATIONS - NOT REQUIRED 16 Nov 2020	Bethany Harrison
2020/1217/TNO2	Mrs Helen Wright	Saxton House Milner Lane Saxton Tadcaster North Yorkshire LS24 9QG	Five day notice to remove 1no large beech tree within the conservation area	PERMITTED 10 Nov 2020	Will Smith
2020/1235/TELB	Openreach	Tranmoor Cottages to Fair Oaks Burn North Yorkshire	Installation of fixed line broadband electronic communications apparatus 9M LIGHT	TELECOMMUNICATIONS - NOT REQUIRED 23 Nov 2020	Bethany Harrison

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