



Meeting: **PLANNING COMMITTEE**
Date: **WEDNESDAY, 23 DECEMBER 2020**
Time: **2.00 PM**
Venue: **MICROSOFT TEAMS - REMOTE**
To: **Councillor J Cattanach (Chair), Councillor J Mackman (Vice-Chair), Councillor I Chilvers, Councillor K Ellis, Councillor D Mackay, Councillor R Packham, Councillor S Shaw-Wright, Councillor P Welch and Councillor M Topping**

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
2018/0177/CPE	Oakwood Lodges	Oakwood Lodges Oakwood Park Market Weighton Road W North Duffield Selby North Yorkshire YO8 5DB	Application for a lawful development certificate for the existing use of land, for self-catering holiday lodges open all year and for use as dwellings C3 (lawful not to comply with any condition or limitation)	PERMITTED 2 Dec 2020	Rebecca Leggott
2019/1148/DOC	W A Hare And Son	Bay Horse Inn York Road Barlby Selby North Yorkshire	Discharge of conditions 05 (surface water), 06 (surface water), 07 (noise and vibration), 08 (highway details), 09 (highway details), 11 (access) and 15 (highways improvement works) of approval 2016/1357/OUT Section 73 application to vary condition 11 (Access) of approval 2014/0202/OUT Outline application including access for the erection of 13No. dwellings	CONDITION DECISION 1 Dec 2020	Rebecca Leggott

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2020/0498/DOV	Stonebridge Homes Ltd	Castle Close Cawood Selby North Yorkshire	Request for a Deed of Variation to Section 106 agreement of approval 2015/0518/OUT outline application for residential development of 17 dwellings with garages, creation of access road and associated public open space following demolition of existing garages at land to the north west	PERMITTED 24 Nov 2020	Rebecca Leggott
2020/0521/REM	Edenvale Homes	25 Sand Lane South Milford Leeds West Yorkshire LS25 5AU	Reserved matters application including access, appearance, landscaping, layout and scale of approval 2018/1141/OUT demolition of existing buildings and erection of a residential development comprising of 3 No dwellings and associated garage/parking	PERMITTED 3 Dec 2020	Chris Fairchild
2020/0531/DOC	Expresso Property	Land At Piggy Lane Bilbrough York North Yorkshire	Discharge of conditions 07 (surface water drainage), 08 (contamination) and 09 (remediation scheme) of 2018/0229/FUL Proposed erection of 2 dwellings and garages and new access	CONDITION DECISION 1 Dec 2020	Yvonne Naylor
2020/0532/DOC	Expresso Property	Village Farm Main Street Bilbrough York YO23 3PH	Discharge of conditions 08 (surface water), 09 (soakaways), 10 (sustainable urban drainage), 12 (contamination) and 13 (remediation) of 2017/0125/FUL approval Proposed demolition of an assembly of farm buildings and erection of 5 no. dwellings, double garages, access road and infrastructure	CONDITION DECISION 1 Dec 2020	Yvonne Naylor

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2020/0598/HPA	Andrew Ward	Oak Tree Barn Chapel Balk Road Hemingbrough Selby North Yorkshire YO8 6RP	Erection of a detached triple garage with first floor hobbies room	REFUSED 1 Dec 2020	Jac Cruickshank
2020/0824/CPE	Dodsworth Joinery And Building Ltd	2 Prospect Villas Barlow Common Road Barlow Selby North Yorkshire YO8 8JF	Lawful development certificate for existing use of premises as a mixed use; part C3 residential; part B1 business use	PERMITTED 25 Nov 2020	Irma Sinkeviciene
2020/0839/FUL	Ben & Anna Paterson	64 Westfield Lane South Milford Leeds West Yorkshire LS25 5AW	Redevelopment of existing property, including demolition of existing structures, a side extension, first floor extension and raising of the roof	PERMITTED 30 Nov 2020	Chris Fairchild
2020/0865/HPA	S Storey & E Andrews	Pear Tree Cottage Barlow Common Road Barlow Selby North Yorkshire YO8 8JF	First floor extension to existing ground floor room	REFUSED 3 Dec 2020	Jac Cruickshank
2020/0897/FUL	DB UK Builders Ltd	Land At Weeland Road Kellingley Knottingley West Yorkshire	Erection of a detached garage	REFUSED 24 Nov 2020	Jac Cruickshank

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2020/0949/COU	Little Black Dog Beer Company Ltd	The Brewery Barn High Street Carlton Goole East Yorkshire DN14 9LU	Change of use of premises from a micro-brewery (use class part B2) and a shop for the sale of brewery products (use class part A1) to a micro-brewery (use class part B2) and a drinking establishment (use class part A4) with ancillary sales of craft beer to take away and drink off the premises	PERMITTED 1 Dec 2020	Chris Fairchild
2020/0979/HPA	Mr & Mrs Roberts	7 Escrick Park Gardens Escrick York YO19 6LZ	Single storey rear extension to extend the kitchen/diner and utility room	PERMITTED 25 Nov 2020	Irma Sinkeviciene
2020/1000/FUL	Bowker Group Ltd	Potter Estate Selby Barlby Road Barlby Selby North Yorkshire YO8 5DZ	Erection of modular building to be used as office accommodation following removal of existing office structures	PERMITTED 2 Dec 2020	Rebecca Leggott
2020/1003/MAN2	Ronald Finney	Market Garden Hull Road Hemingbrough Selby North Yorkshire	Non material amendment of 2020/0376/FUL Conversion of redundant building to form residential dwelling	PERMITTED 26 Nov 2020	Chris Fairchild

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2020/1005/LBC	Mr O Smith	Healaugh Old Hall Wighill Lane Healaugh Tadcaster North Yorkshire LS24 8DA	Listed building consent for the installation of ground source heat pump	PERMITTED 26 Nov 2020	Irma Sinkeviciene
2020/1008/PPP	Mr O Smith	Healaugh Old Hall Wighill Lane Healaugh Tadcaster North Yorkshire LS24 8DA	Application for a lawful development certificate to Installation of Ground Source heat pump infrastructure pipework, boreholes and manholes for manifolds	PERMITTED 25 Nov 2020	Irma Sinkeviciene
2020/1014/TPO	Mrs Ruth Stabler	17 Elmete Avenue Sherburn In Elmet North Yorkshire LS25 6EH	Application for consent to clean out and crown thin by 15% to 1no Oak tree (T2) Covered by TPO 21/1986	PERMITTED 26 Nov 2020	Will Smith
2020/1017/PPP	Mr Howard Simms	Ryedale Cat Lane Bilbrough York YO23 3PN	Lawful development certificate for proposed construction of a side dormer to create a fourth bedroom at first floor level	PERMITTED 30 Nov 2020	Bethany Harrison
2020/1020/HPA	Mr Mark Clarkson	30 Auster Bank Road Tadcaster LS24 8AX	Two storey rear and single storey side and rear extension	PERMITTED 27 Nov 2020	Irma Sinkeviciene

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2020/1026/TPO	Mrs Alison Walker	1 Monk Lane Selby YO8 3NB	Application for consent to crown thin to max 15% and crown lift to 6 metres to 1 No Beech tree covered by TPO 1/1970	PERMITTED 30 Nov 2020	Will Smith
2020/1043/HPA	Jane Warnes	1 Lower Coldhill Farm Cottages Coldhill Lane Saxton Tadcaster Leeds North Yorkshire LS25 3EE	Erection of single storey side extension	PERMITTED 27 Nov 2020	Irma Sinkeviciene
2020/1055/HPA	Kimberley Benn	1 Malkiln Cottages Bishopdyke Road Sherburn In Elmet Leeds LS25 6EW	Erection of two storey front and side extension	PERMITTED 25 Nov 2020	Irma Sinkeviciene
2020/1057/PPP	Stephanie Lyons	Nether Farm 20 Church End Cawood Selby North Yorkshire YO8 3SN	Lawful development certificate for proposed BBQ cabin	REFUSED 3 Dec 2020	Jac Cruickshank
2020/1079/HPA	Mr A Matthew	York House 1 Dower Park Escrick York YO19 6JN	Erection of first floor side extension and single storey rear extension, alterations to fenestration and adjustment to vehicular access	PERMITTED 3 Dec 2020	Jac Cruickshank

Application Number	Applicant	Location	Proposal	Decision and Date	Case Officer
2020/1089/DOC	Jaga Properties Ltd	Oakwood Main Street Healaugh Tadcaster Leeds LS24 8DB	Discharge of conditions 04 (Drainage) and 05 (Soakaways) of approval 2017/0706/FUL Proposed conversion of existing disused agricultural buildings to form two residential dwellings with associated garaging	CONDITION DECISION 26 Nov 2020	Chris Fairchild
2020/1097/DOC	Miller Homes	Leeds Road Thorpe Willoughby Selby North Yorkshire	Discharge of condition 15 (recreational open space) of planning permission 2014/1028/OUT Outline planning permission for residential development including access. All other matters are reserved for future consideration granted on 13.01.2015	CONDITION DECISION 3 Dec 2020	Chris Fairchild
2020/1119/MAN2	Mr J Lee	Garden House Manor Garth Riccall York North Yorkshire YO19 6QX	Non material amendment of 2018/0476/FUL Proposed erection of a new dwelling in the grounds of Garden House and the demolition of some outbuildings and the creation of a new access	PERMITTED 27 Nov 2020	Rebecca Leggott
2020/1189/TELB	MBNL (EE (UK) Ltd And H3G (UK) Ltd)	Telecommunications Equipment Westmill Foods The Quay Selby	Proposed installation of replacement 3 no existing dummy antennae on the mast and replacement of these with 3 no operational antennae, and the replacement of 3 no existing operational antennae with upgraded capacity models. Installation of electronic communications apparatus including fibre cabling and radio equipment housing within existing secure compound	TELECOMMU NICATIONS - NOT REQUIRED 24 Nov 2020	Bethany Harrison

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2020/1198/DOC	R & K Homes Ltd	75 Brigg Lane Camblesforth Selby North Yorkshire YO8 8HD	Discharge of condition 02 (materials) of 2019/0269/S73 Section 73 application for proposed erection of 4 bedroom detached dwelling without complying with condition 02 of approval 2018/1240/FUL granted on 20/12/2018 granted on 20 December 2018 on land adjacent	CONDITION DECISION 25 Nov 2020	Yvonne Naylor