

HUNTINGTON PARISH COUNCIL

c/o Huntington Community Centre,
26, Strensall Road, Huntington,
YORK YO32 9RG.

Tel: 01904 607531

e-mail: huntington.pariahclerk@yahoo.co.uk

www.huntingtonparishcouncil.co.uk

**Minutes of the Planning Committee Meeting held at 7:00pm on Wednesday 12th
October 2022**

PRESENT:	Councillor D. Jobling – Chair, Councillor D. Geogheghan-Breen, Councillor A. Hawxby, Councillor D. Smith, Councillor M. Duncanson, , Councillor S. Jobling and Lorraine Frankland (Parish Clerk) – in attendance
ITEM 1 APOLOGIES:	Councillor G. Shann and Councillor J. Shann
CIRCULATION:	To all attendees, apologies, and all other members of the Parish Council.
MINUTES PREPARED BY:	Lorraine Frankland
DATE (Draft):	14/10/22
DATE TO BE APPROVED:	09/11/22

1. To Note Apologies for Absence

Councillor G. Shann and Councillor J. Shann; absent due private commitments

It was resolved to approve the apology and reason for absence.

2. To Receive Declarations of Personal, Prejudicial or Disclosable Pecuniary Interests (not previously declared) on any Items of Business

Non-Declared .

3. To Approve Minutes of Planning Committee meeting held on 28/09/22

Minutes of 28/09/22 were approved as a true and accurate record signed and dated by the Acting Chairman.

4. Planning Applications Considered on 12/10/22

The following applications received from City of York Council were considered and below are the comments of the Planning Committee which have been forwarded to the Planning Directorate.

CYC Reference	Address	Description
22/01959/FUL	17 The Old Village Huntington York YO32 9RA	Single storey rear extension following demolition of existing conservatory.
Committee Comment: B We have no objections		
22/01962/FUL	53 Woodland Way Huntington York YO32 9NX	Loft conversion with 2no. dormers to side elevations.
Committee Comment: B We have no objections		
22/01983/FUL	41 Whitethorn Close Huntington York YO31 9EZ	Two story side and single-story front extensions.
Committee Comment: B We have no objections		
22/02045/FUL	28 Willow Glade Huntington York YO32 9NJ	Replacement of existing front door and window with larger window, 2no. bricked up windows to side and French doors to rear.
Committee Comment: B We have no objections		
22/02030/FUL	13 Cleveland Way Huntington York YO32 9PG	Dormer to rear including raising of ridge height.
Committee Comment: B We have no objections		

CYC Reference	Address	Description
22/02003/FUL	The Wilberforce Trust Wilberforce House 49 North Moor Road Huntington York	Erection of 3no. two- bedroom dwellings and 6no. two- bedroom flats with associated parking, following demolition of existing buildings.
<p>Committee Comment: D We object on the planning grounds set out</p> <ol style="list-style-type: none"> 1. City of York Council have acknowledged a climate emergency, should applications be granted on brownfield sites where perfectly feasible buildings exist that allow for the removal of all the existing buildings (and all the negative environmental impact that removal has) to then rebuild covering the same footprint. An annual audit of England's heritage suggests that buildings should instead be upgraded and reused to save energy. It claims that by "thoughtfully adapting" an old building in the right way, CO2 emissions could be reduced by more than 60 per cent. https://historicengland.org.uk/whats-new/news/recycle-buildings-tackle-climate-change/ 2. The site would be cramped with little visual relief in terms of open or green spaces. Although there is a gap between the two blocks of houses, this is occupied by parking spaces. The prominence of cars and need for a central bin collection and lack of landscaping all emphasise that the site is overdeveloped. 3. A car repair garage is located to the immediate west of the site at the end of Keswick Way to the rear. There may be noise levels which would negatively impact future occupiers of the dwellings as such, the proposal does not ensure suitable living conditions in this regard for potential future occupiers of the dwellings proposed 4. Adverse effect on the residential amenity of neighbours, by reason of noise, overlooking and loss of privacy from plots 4 - 6 to existing residences 5. Unacceptably high density/over-development of the site, the effect of the development on the character of the neighbourhood, appears to adversely impact the neighbourhood. The proposed development might have a negative impact on the residential amenity for both the residents of the proposed properties and those of the neighbours 6. Design including bulk, massing and detailing makes the site look cramped. The proposed development out of character in terms of its appearance compared with existing development in the vicinity 7. This proposal does not enhance the character and appearance of the area 8. Parking at the frontage of the site should be avoided, whilst all parking is at the back of the development, there should be a covenant to prevent homeowners converting their front gardens to parking spaces. 9. Taken together, the proposal would not provide suitable living conditions for prospective future occupiers of the scheme. This would be contrary to the Framework which advises in paragraph 130 that proposals should ensure a high standard of amenity for existing and future users. The development would also be contrary to Policies GP1 of the DLP and D1 and ENV of the ELP2. 10. The loss of employment land. 		
22/02002/FUL	6 Langley Court Huntington York YO32 9SG	Single storey side extension.
<p>Committee Comment: B We have no objections</p>		
22/01935/ADV	Next Unit B Vangarde Way Huntington York	Display of 2no. internally illuminated fascia sign to front/south and 1no. internally illuminated fascia sign to rear/north.
<p>Committee Comment: B We have no objections</p>		
22/02075/FUL	15 Hopgrove Lane North York YO32 9TF	Single storey side and rear extensions, roof alterations and loft conversion with dormers to front and rear elevations.
<p>Committee Comment: B We have no objections</p>		

5. CYC Decisions re: Planning Applications

CYC Reference	Address	Description	Decision
22/01613/FUL	4 Hopgrove Lane North York YO32 9TF	Enlarged door opening to side, enlarged window to front and 2no. new dormers to rear.	Approved 7 Oct 2022
22/01632/FUL	72 The Old Village Huntington York YO32 9RB	Replacement of existing ground floor front window with bow window.	Approved 7 Oct 2022

6. Planning Enforcement Issues

LF Informed the meeting that; the hedge which was obstructing the pavement on Cleveland Way had been cut back to make the footpath accessible again.

DJ raised concerns about the pavement at the corner of Merlin Covert/Priory Wood Way which is obstructed by a beech hedge, LF to contact CoYC

7. To confirm date and time of next meeting.

To be held on Wednesday 09/11/22 at 7:00pm in Huntington Community Centre, 26 Strensall Road, Huntington, York YO32 9RH (pending the receipt of any planning applications).

Meeting closed at 19:40pm