SEATON ROSS PARISH COUNCIL-Planning meeting

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| Date | Tuesday 13th August 2024 7:30pm |
| **Location** | Seaton Ross Village Hall |
| **Attendees** | Cllrs Henley (Chair), Hunt, Johnson, and Gemma Storer (Clerk) 6 members of the public |

|  | | **To Action** |
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| 1/24 | **Declarations of Interest** | n/a |
| Cllr Johnson declared a non-prejudicial interest in 24/00949/PLF Former Bomber Pub as a family member lives at a neighbouring property. |
| 2/24 | **Apologies** | n/a |
| Hamilton, Underwood, Gardham, Chapman, Not received Gascoyne |
| 3/24 | **Planning Consultation for 24/01194/PLF Viewlands, Breckstreet Lane,**  No Issues | n/a |
| **DECISION- Support** |
| 4/24 | **Planning Consultation for 24/00949/PLF Former Bomber Pub, Mill Lane (AMENDED PLAN)**  Whilst we are pleased that the plan has taken into consideration some of our objections, we must maintain that several points of contention still remain – see our previous response.  1. Parking on the road is still a serious concern- Highways comment refers to 4 residences but there are 5 including Halifax house. Also, as the houses are bigger this assumes more cars. Highways Development Management’s response 30.4.24 states that two parking spaces is sub optimal for this type of dwelling. People will still find it easier to park their vehicles on Mill Lane at the front of their properties close to their front doors rather than at the back where intended. Will properties 2 and 3 walk their dustbins to the collection point or put them outside their houses? Delivery drivers will also stop at the front of the properties rather than going around the back, severely reducing visibility and width on the corner. The provision of 2 visitor parking spaces does not seem at all sufficient. Any parking at this end of Mill Lane will severely reduce visibility and will require cars to overtake on the bend, perhaps even mistaking the bend for a junction and heading to the right up Breckstreet Lane.  2. The new plan appears to show the potential for the new properties on Mill Lane to have a 3rd story – This would be even less in keeping with the styles of houses on Mill Lane which are predominately 20th century detached bungalows and dormer bungalows. The properties are not in linear alignment with the rest of Mill Lane where all properties are set back from the footpath, and all have their own drives. If a smaller number of properties were added, then there could be the option to have a drive to the front or the side of them.    3. Although there is a landscape plan proposed this too gives concern with the hedging and trees proposed on the corner of Mill Lane. These plantings will also reduce the sightlines on the corner, again something noted in the first Highways response.    4. The ongoing issues with Yorkshire Water on Mill Lane (collapsed sewer pipe) remain a point of concern as adding extra properties to this will only exacerbate the issue- hopefully YW will be able to provide a solution.  The Parish Council recommends that this application goes to the Western Parishes Planning committee. |  |
| **DECISION- Object in current form** |
| 5/24 | **Planning Consultation for 22/00162/PLF Land and Outbuildings West of Willow Garth**  A number of issues have been addressed since our previous comment, but a small number of queries remain- mostly addressed in the comments from Highways. |  |
| **DECISION- neutral** |
| 6/24 | **Planning Consultation for 24/02104/PLF Redmayne, South End**  No issues |  |
| **DECISION- Support** |

The meeting closed at 8:50pm. The next full council meeting will be Tuesday September 10th at 7:30pm.