

**South Cave Parish Council  
Planning Meeting 17<sup>th</sup> August 2015**

The Meeting of South Cave Parish Council Planning Committee took place in the Town Hall, Market Place, South Cave at 7.00pm.

Present: Cllrs L. Turner (Chair), Barnett, M. Turner, Kelly, Franks, Bateman, Foley, Thornham & Kelly  
Clerk - L Fielding  
Members of the public: 20  
Ward Councillor: Meredith

**2133 Apologies for absence**

Cllr L. Turner proposed apologies is accepted from Cllr Munby & Kingdom, seconded Cllr Bateman, All in favour

**2134 Declarations of Interest**

Cllr Bateman declared a non pecuniary interest in minute reference 2136 (ii)

**2135 Tree Decisions**

(i) 15/01820/TPO

Description of Works: TPO 267 SWAINSCAIFE ROAD, SOUTH CAVE 1967 (W1): Selective thinning of woodland by 15 to 20% to improve stand stability and open canopy for natural regeneration.
Location; Land South Of Swinescaife Quarry Swinescaife Road South Cave East Riding Of Yorkshire HU15 2AZ
Applicant: Woodlands Trust
Application Type: Works to Protected Trees

Approved (No Obj)

The Committee noted the decision made by the East Riding of Yorkshire Council

**2136 Planning Applications**

(i) 15/02091/PLF

<b>Proposal:</b>	Installation of ground based 1.8m diameter satellite dish, equipment cabin with 2no GPS antennas and overhead cable gantry and support poles
<b>Location:</b>	Radio Station West Hill South Cave East Riding Of Yorkshire
<b>Applicant:</b>	Arqiva Ltd
<b>Application type:</b>	Full Planning Permission

**\*\*This application falls within Rowley Parish\*\***

The Committee noted the application being outside the Parish Councils boundary, but requested the ERYC ensure the installation does not interfere with Mount Airy Airfield.

(ii) 15/02088/PLF

<b>Proposal:</b>	Erection of new animal centre, wardens accommodation and rabbit enclosure following demolition of existing dwelling
<b>Location:</b>	Sunny Dene Pinfold South Cave East Riding Of Yorkshire
<b>Applicant:</b>	Hull Animal Welfare Trust
<b>Application type:</b>	Full Planning Permission

Cllr M. Turner proposed the Committee raise no objection to the application having no detrimental impact on the streetscene, the Committee have requested the ERYC ensure the Tree screen remain at their current height. The Committee would like to impose a condition that the building shall not be occupied at any time other than for purposes ancillary to the Business use of the Building known as Hull Animal Welfare.

(iii) 15/02148/OUT

<b>Proposal:</b>	Outline - Erection of 34 dwellings (Access to be considered)
<b>Location:</b>	Land East Of Toft Cottage 37 Bacchus Lane South Cave East Riding Of Yorkshire HU15 2ER
<b>Applicant:</b>	Messrs Smith & Hull
<b>Application type:</b>	Outline Planning Permission

Cllr Foley proposed the Committee recommend refusal to the application on the following grounds:

- (i) The development is not within the Development Limits of South Cave
  - (ii) Bacchus Lane junction enters the very busy A1034 and is unsuitable for a new housing development of this size
  - (iii) There is no footpath present at Bacchus Lane which is currently used to access the Nursing Home and also King Georges Playing Field to allow children safe access to the Primary School along with suitable street lighting
  - (iv) Bacchus Lane is a single track and is not suitable for increased traffic
  - (v) Residents have expressed concerns for the common right of way through the field being developed
  - (vi) Surface Water runoff will flow through Wold View and /or Orchard Court Nursing Home down to Church Street which will add to the current flooding problems in the zone 3 flood zone
  - (vii) The development is higher than the Wold View properties which are single storey and will have a significant visual and light impact on the properties adjacent to the development
  - (viii) This area of propose development was only rejected in the LDP by ERYC in 2014 as was seen as unsuitable for development sighting along with other things the unsuitable access onto the A1034 only 85 houses are proposed for development in South Cave and until this changes more housing is not required
  - (ix) The Parish Council request the application is passed to the ERYC committee for consideration
  - (x) If the ERYC are minded to approve the application, the Parish Council have requested additional parking facilities for the village be included in the proposals
- Seconded Cllr Franks, All in favour.

(iv) 15/02230/CLE

<b>Proposal:</b>	Erection of a dwelling without planning permission
<b>Location:</b>	Pencoed Common Road South Cave East Riding Of Yorkshire HU15 2EA
<b>Applicant:</b>	Mr J And Mrs L Houseman
<b>Application type:</b>	Cert of Lawful Development - Existing

Cllr L. Turner proposed the Committee defer the decision to the East Riding of Yorkshire Council, Seconded Cllr Franks, All in favour.

## 2137 Planning Decisions

(i) 15/01649/PLF

Full Planning Permission	
<b>Proposal:</b>	Construction of a new vehicular access to The Stray
<b>Location:</b>	Lane To North of The Stray, South Cave, HU15 2AL
<b>Applicant:</b>	Mr David Watts

Approved (No Obj)

The Committee noted the decision made by the East Riding of Yorkshire Council

**2138 Planning Updates**

(i)The Committee received the update relating to Planning Application and noted the ERYC committee had not yet discussed the application at Committee. Clerk to continue to maintain contact and ensure all interested parties are informed of the Committee Meeting date.

**14/03376/STOUT - Outline**

<b>Proposal:</b>	Residential developments for up to 119 dwellings with access, landscape, open space, and associated works.
<b>Location:</b>	Land East of Little Wold Lane
<b>Applicant:</b>	Gladman Developments

(ii)The Committee considered a letter to be sent to Environment Agency and MP relating to report provided for application and noted the letter would be forwarded once the draft had been circulated to members

**14/02281/STPLF- Full Planning Permission**

<b>Proposal:</b>	Erection of 24 no. Dwellings following demolition of redundant farm buildings (AMENDED PLANS AND DESCRIPTIONS)
<b>Location:</b>	Westcote Farm, 27 Water Lane, South Cave, HU15 2HJ
<b>Applicant:</b>	Risby Homes

**2139 Finance**

(i)To approve items for payment for August 2015

Payee	Description	£
D Ellerker	Footway Cleaner	£697.00
N Power	Gas	£130.00
South Cave Parish Council	Petty Cash	£60.00
York Survey Supply	Yellow Paint	£18.84
D. Dennis	Newsletter Distribution	£200.00
J. Ellerker	Grass Cutting	£1,931.50
Forward Services	Repairs to Footpath Signage	£74.00
MW Farm Supplies	Footway Sweeper Supplies	£72.06
East Riding of Yorkshire Council	Computer	£148.00
Kingston Communications	Telephone & Internet	£63.19
The Document House	Photocopier	£378.45
		£3,773.04

Cllr L. Turner proposed that these items be paid on the grounds of sound financial management of the Parish Council, seconded Cllr Barnett, All in favour.

**2140 Confidential**

(i)To resolve that in view of the confidential nature of the business about to be transacted, it is advisable in the public interest that the press and public be temporarily excluded and they are instructed to withdraw

(ii)To note items for payment - £ £2,965.46

Cllr L. Turner proposed that these items be paid on the grounds of sound financial management of the Parish Council, seconded Cllr Barnett, All in favour.

**2141 Recommendations to Council**

To receive and where necessary adopt the resolutions from within the minutes of the above meeting.

Chair

Signed.....

Dated.....