

FELLISCLIFFE PARISH COUNCIL
NOTICE OF FELLISCLIFFE PARISH COUNCIL MEETING TO BE HELD
ON THURSDAY 18th SEPTEMBER 2025
AT KETTLESING VILLAGE HALL AT 7.00 PM

AGENDA

50-25/26 Present

51-25/26 Apologies and reasons for absence:

52-25/26 Declaration of Interest in Items on the Agenda:

29.1 To receive any declarations of interest.

29.2 To receive, consider and decide upon any applications for dispensation.

53-25/26 Minutes of Meeting held on 19.06.2025 - to confirm as a true and correct record.

54-25/26 Interval for Public Statements or Questions (Members of the public will adhere to the rules set by the Council for this session).

55-25/26 Report from North Yorkshire Councillor

56-25/26 Planning Applications: To receive information on responses sent by Clerk, under Delegated Powers, in consultation with Councillors, and to comment on any recent applications.

a] APPLICATION NO: 25/02203/FUL

PROPOSAL: Construction of one self-build dwelling

LOCATION: Greenacres Swincliffe Lane Hampsthwaite North Yorkshire HG3 2HX

GRID REF: E 425023 N 458168

The Parish Council neither objects to nor supports the application but wishes to make the following comments:

1. The work must be carried out strictly in accordance with the submitted plans.
2. The Parish Council wishes to be consulted in the event of there being any amendments.
3. The Parish Council is concerned that this development would extend the envelope of properties on the hill top.
4. If this were passed it would set a precedent for similar applications in paddocks in open countryside.

b] APPLICATION NO: 25/02227/PPV

PROPOSAL: Installation of solar PV onto existing building

LOCATION: Croft House Farm Long Lane Felliscliffe North Yorkshire HG3 2LU

GRID REF: E 424408 N 457057

The Parish Council does not object to or support the application but wishes to make comments or seek safeguards as set out below:

- 1 The work must be carried out strictly in accordance with the submitted plans.
- 2 The Parish Council wishes to be consulted in the event of there being any amendments.

c] APPLICATION NO: 25/02355/FUL

PROPOSAL: Partial demolition and conversion of an agricultural storage unit to a dwelling, installation of solar pv panels and formation of parking area (revised scheme)

LOCATION: Knabbs Ash Skipton Road Kettlesing North Yorkshire HG3 2LT

GRID REF: E 422891 N 456631

The Parish Council objects to the proposal on the following grounds:

1. The application to construct this building succeeded at appeal in 2022 on the grounds of agricultural need. No reason has been cited for the reversal to conversion of the building for residential use two years later.
2. The access track is the route of a public footpath which is obstructed by electric gates.
3. The design of this proposal would give the building a more obvious domestic appearance than that of the previous proposal, which was refused on the grounds that its domestic appearance in a prominent position would erode the special character of the Nidderdale Landscape.

d] APPLICATION NO: 25/02570/FUL

PROPOSAL: Erection of livestock building at Croft House Farm

LOCATION: Croft House Farm Long Lane Felliscliffe North Yorkshire HG3 2LU

GRID REF: E 424408 N 457057

The Parish Council does not object to or support the application but wishes to make comments or seek safeguards as set out below:

- 1 The work must be carried out strictly in accordance with the submitted plans.
- 2 The Parish Council wishes to be consulted in the event of there being any amendments.

e] APPLICATION NO: 25/01391/FULMAJ

PROPOSAL: Erection of five starter units and one larger unit at Springfield Farm Business Park and reconfiguration and extension to an existing building

(the vacant farmhouse) and reconfiguration of existing car park.

LOCATION: Springfield Farm Cold Cotes Road Felliscliffe North Yorkshire HG3 2LN

GRID REF: E 421835 N 456548

The Parish Council does not object to or support the application but wishes to make comments or seek safeguards as set out below:

- 1 The work must be carried out strictly in accordance with the submitted plans.
- 2 The Parish Council wishes to be consulted in the event of there being any amendments.
- 3 There will be a visual impact; however, this will be largely screened by the existing buildings from the previous phase.
- 4 The development should adhere to light pollution guidelines. The PC would suggest that a site-wide lighting plan be submitted or included as a planning condition.
- 5 An increase in noise levels is expected. An acoustician was seen conducting readings around the Black Bull, which is reassuring.
- 6 Traffic pollution will likely rise as a result of the development. The travel plan mentions walking, cycling, and bus links. It appears that the only available service is the 59 to Skipton, which stops at the Nelson Inn and Blubberhouses Church.
- 7 The proposal does present some employment opportunities.

Any planning applications received between notice of meeting and date of meeting will be considered.

57-25/26 Planning Decisions To receive planning/decision information:

a] Decision No HGTZC25/00699/FUL PROPOSAL: Formation of domestic microgeneration enclosure (ground-based solar panels) within domestic curtilage Front porch extension and side extension plant room LOCATION: Behren House Tang Beck Farm Felliscliffe Harrogate North Yorkshire HG3 2JX. North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 2 April 2025 for Full Planning Permission, as described above, have resolved to GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS.

b] Decision No 25/01273/FUL PROPOSAL: Proposed Side Extension. Fenestration alterations. LOCATION: West Syke Green Farm Barse Beck Lane Felliscliffe North Yorkshire HG3 2LA. North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 20 May 2025 for Full Planning Permission, as described above, have resolved to GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS.

c] Decision No HGTZC24/03906/FUL PROPOSAL: Single storey side extension to provide safe store for agricultural machinery LOCATION: Foxglove House Grayston Plain Lane Felliscliffe Harrogate North Yorkshire HG3 2LY North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 16 April 2025 for Full Planning Permission, as described above, have resolved to GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS.

d] Decision No 25/02203/FUL PROPOSAL: Construction of one self-build dwelling
LOCATION: Greenacres Swincliffe Lane Hampsthwaite North Yorkshire HG3 2HX
North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 7 July 2025 for Full Planning Permission, as described above, have resolved to REFUSE PLANNING PERMISSION.

e] Decision No 25/02570/FUL PROPOSAL: Erection of livestock building at Croft House Farm
LOCATION: Croft House Farm Long Lane Felliscliffe North Yorkshire HG3 2LU
North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 28 July 2025 for Full Planning Permission, as described above, have resolved to GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS.

f] Decision No HGTZC25/00215/FUL PROPOSAL: Construction of earth banked slurry lagoon.
LOCATION: Inglehurst Farm Cold Cotes Road Felliscliffe Harrogate North Yorkshire HG3 2LW
North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 30 January 2025 for Full Planning Permission, as described above, have resolved to GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS.

58-25/26 Planning Appeals/Enforcements/ Withdrawn To receive information from North Yorkshire Council. To consider any reported alleged breaches and whether to inform the Enforcement Officer.

a] Appeal: Appeal against enforcement: Unauthorized formation of land bund
Site at: Windmill House Skipton Road Kettlesing Harrogate North Yorkshire HG3 2LT
(Application 22/04669/FUL for retention refused) LPA Ref:22/00009/PR15 22/04669/FUL
PI Ref: APP/U2750/C/24/3340858 – Appellant to decrease size of bund within 8 months of appeal decision notice 31 January 2025. (i.e. 30 September 2025)

b] Enforcement Change of Use of agricultural land to storage of end-of-life vehicles. Cars on White Wall Lane.

59-25/26 Highways To receive reports and information on highways issues and decide further action where necessary.

60-25/26 Mowing of Verges Staupes Road near T Junction with Cote Hill Road.

61-25/26 Notice Boards Proposed removal of two boards and repair of remaining one.

62-25/26 Felliscliffe United Charities Donations

63-25/26 Defibrillator – Pads

64-25/26 Annual Precept Calculation

65-25/26 Monthly Cash Flow and Budget to March 31st 2026

66-25/26 Finance: a] Bank balance. b] W. Benson mowing £60.00 inc £10.00 VAT paid BACS 16.06.25 c] HMRC PAYE £420.66 d/d 24.07.25 d] Defib4Life pads paid BACS £71.94 inc £11.99 VAT e] Vision ICT website and email hosting £199.76 inc £33.29 VAT.

67-25/26 Correspondence To consider correspondence received and decide upon action where necessary – emails from residents.

68-25/26 Date of Next Meeting

Suzie Cree - Parish Clerk 13/09/2025 www.felliscliffepc.org.uk clerk@felliscliffepc.org.uk