

FELLISCLIFFE PARISH COUNCIL
NOTICE OF FELLISCLIFFE PARISH COUNCIL MEETING TO BE HELD
ON TUESDAY 25th MAY 2021
AT KETTLESING VILLAGE HALL AT 7.00 PM

AGENDA

10-21/22 Present

11-21/22 Apologies and reasons for absence.

12-21/22 Declaration of Interest in Items on the Agenda:

12.1 To receive any declarations of interest.

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

13-21/22 Minutes of Meeting held on 16.03.2021: to confirm as a true and correct record.

14-21/22 Report from District Councillor

15-21/22 Report from County Councillor

16-21/22 Interval for Public Statements or Questions (Members of the public will adhere to the rules set by the council for this session).

17-21/22 Planning Applications: To receive information on responses sent by Clerk, under Delegated Powers, in consultation with Councillors.

a] APPLICATION NO: 6.99.63.J.PNA 21/01125/PNA

PROPOSAL: Prior notification for the erection of an agricultural storage building with associated hardstanding.

LOCATION: Knabbs Ash Skipton Road Kettlesing HG3 2LT

GRID REF: E 422891 N 456631

The Parish Council objects to the application for the reasons set out below:

1. The size of the proposed building is disproportionately large compared to the size of the holding which it serves.
2. The case officer will be aware from a site visit that similar substantial agricultural buildings have already been erected on the site.
3. The scale and mass of the development would be unsympathetic to the landscape character and local vernacular.
4. The proposed development, which is in a visually prominent location, would present harm to the landscape character of the site and Nidderdale AONB.

b] APPLICATION NO: 6.99.63.K.FUL 21/01417/FUL

PROPOSAL: Erection of a replacement agricultural building.

LOCATION: Knabbs Ash Skipton Road Kettlesing HG3 2LT

GRID REF: E 422891 N 456631

The Parish Council objects to this application on the following grounds:

1. The scale and mass of the aggregation of development on this site (including the recent application number 21/01125/PNA) appears disproportionately large when compared with the size of the land holding which it serves.
2. The case officer will be aware from a site visit that substantial agricultural buildings have been erected on the site.
3. The scale and mass of development is unsympathetic to the landscape character and local vernacular.
4. The proposed development, which is in a visually prominent location, would present harm to the landscape character of the site and Nidderdale AONB.

Councillors are concerned as to the intended use for all these various buildings from an agricultural perspective. They request that the case officer should be satisfied that the first application number 17/03652/PNAFUL is being used for the stated purpose. If so, the second application appears to be a use duplication. It is recalled that on the initial application an inventory of livestock was provided to justify the need for a new building at that time.

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

18-21/22 Planning Decisions To receive the following planning/decision information:

a] 21/00044/FUL PROPOSAL: Conversion of barns, with demolition and replacement of infill buildings to form a single dwelling. LOCATION: Knabbs Ash Skipton Road Kettleasing Harrogate North Yorkshire HG3 2LT– passed with conditions. **b]** 21/01125/PNA PROPOSAL: Prior notification for the erection of an agricultural storage building with associated hardstanding. LOCATION: Knabbs Ash Skipton Road Kettleasing HG3 2LT– refused for, among others, the reasons below:

The proposed building, by virtue of its siting, form and scale would be detrimental to the character and visual amenity of the site, the landscape area and the wider AONB. The proposal would be highly visible from public viewpoints and would be visually prominent in the landscape which is sensitive to further built development. The application fails to demonstrate that the proposed building is reasonably required for the purposes of supporting a commercial agricultural enterprise in order to meet Part 6, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended 2021). The application fails to demonstrate that the proposed building is reasonably required for the purposes of supporting a commercial agricultural enterprise. The proposal is therefore contrary to guidance in the National Planning Policy Framework, Farm Buildings Design Guide, Landscape Character Assessment and Policies HP3, GS6 and NE4 of the Harrogate District Local Plan (2019)..

19-21/22 Planning Enforcements/Appeals/Withdrawn To receive information from Harrogate Borough Council.

a] CASE NO: 20/00255/PR15 LOCATION: White Wall Farm White Wall Lane Felliscliffe Harrogate HG3 2JZ ALLEGED BREACH: Storage of caravans.

b] CASE NO: 21/00049/PR15 LOCATION: White Wall Farm White Wall Lane Felliscliffe Harrogate North Yorkshire HG3 2JZ ALLEGED BREACH: Heras fencing in elevated position on boundary

c] CASE NO: 21/00138/PR15 LOCATION: Tang Beck Farm Felliscliffe Harrogate North Yorkshire HG3 2JX ALLEGED BREACH: Formation of access track to property. The outcome of the investigation is as follows: Planning permission is not required to create an access onto an unclassified road. The formation of the walls and 5 bar gate are also considered permitted development being less than 1m from the ground.

d] SITE AT: Grange House White Wall Lane Felliscliffe HG3 2JZ PROPOSAL: Erection of a detached two-storey house. APPEAL REF: APP/E2734/W/21/3269957

20-21/22 Highways To receive reports and information on highways issues and decide further action where necessary.

21-21/22 Reported Dog Fouling on Highway Verges: To review progress.

22-21/22 Parish Council and Community Notice Board: To receive update.

23-21/22 Great British Spring Clean: To receive information about loan of litter picking equipment.

24-21/22 Police Report

25-21/22 LGA Model Code of Conduct: To consider version for adoption.

26-21/22 Monthly Cash Flow and Budget to March 31st 2022

27-21/22 Approval of Financial Statements and Accounts y/e March 31st 2021

28-21/22 Review of Effectiveness of System of Internal Control and approval of Internal Audit.

29-21/22 Certification of Exemption from a Limited Assurance Review

30-21/22 Annual Return Approval of Annual Governance Statement

31-21/22 Annual Return Approval of Accounting Statements

32-21/22 Annual Return Exercise of Public Rights

33-21/22 Finance: a) Bank balance b) Invoice for YLCA annual subscription 2020 £132.00 paid BACS 27.04.21 c) Payment to John Dennis Internal Auditor - £50.00 paid BACS.

34-21/22 Correspondence To consider correspondence received and decide upon action where necessary.

35-21/22 Date of Next Meeting