

**MINUTES OF THE MEETING OF KNARESBOROUGH TOWN COUNCIL HELD ON
MONDAY 4 JUNE 2007 AT KNARESBOROUGH HOUSE KNARESBOROUGH**

7.00pm - Presentation by Mr P Kilburn, Ms D Wright, Mr J Buckley and Mr A Stoppard from Golders and Associates.

PRESENT Chair: Councillor P Guest (Mayor)

Councillors: R Archibald, B Asquith, J Brankin, J Burdett, M Clemmitt, P Godsell, R Hall, J Hawkins, K Hawkins, L Powell, P Pye, A Willoughby, C Willoughby, L Yorke – Davies.

Following a brief introduction Golders informed Councillors that there had been several meetings with the Friends of Bebra Gardens and that a draft proposal was being put forward. Copies of the plans for Bebra Gardens were handed out to all Councillors. Golders were planning to have a public open day on Wednesday June 13th from 12.30 to 8pm and were trying to encourage as many people to come as possible. They were hoping to get support from Knaresborough Town Council to encourage funding. The proposals are as follows:-

- 1, Create informal seating terrace and outdoor events area.
- 2, Shelter options.
- 3, Paddling pool/water play area/new play area location.
- 4, Bridge to castle (central /upper)
- 5, Re-align Brewerton Entrance and refurbish gates.
- 6, New moat entrance terrace.
- 7, River and viaduct view point.
- 8, Resurface footpaths and create turning head for vehicles down central footpath.
- 9, Implement vegetation strategy and including rockery and wetland garden.
- 10, Enhance Waterside entrance.

The following queries were raised:-the concern over who the development was for, how high the bridge would be, whether it would be open at night and whether there were likely to be any problems with the Duchy of Lancaster, a seating query and a question about the play area and whether it would be too close to neighbouring properties.

The Mayor thanked the officers from HBC and Golders for their informative and interesting presentation.

7.30PM - COUNCIL MEETING

PRESENT Chair: Councillor P Guest (Mayor)

Councillors: R Archibald, B Asquith, J Brankin, J Burdett, M Clemmitt, P Godsell, R Hall, J Hawkins, K Hawkins, L Powell, P Pye, A Willoughby, C Willoughby, L Yorke – Davies.

Late Arrivals: None

Early Departures: J Hawkins 8.15 pm

23 ITEM 1 – APOLOGIES

None.

2748

24 ITEM 2 - DECLARATIONS OF INTEREST

All declarations are personal, unless otherwise stated.

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|---------------------------|---|
| Councillor P Guest | Item 5 – Friend of Bebra Gardens Item 6 - Planning application 873 – lives close by. Item 7 a (i) - Prejudicial. |
| Councillor K Hawkins | Member of HBC – will consider any same item at HBC in the light of any new information Item 7 a(i) - Prejudicial. |
| Councillor J Hawkins | Husband is member of HBC. Item 7 a (i) - Prejudicial. |
| Councillor M Clemmitt | Item 5 – Friend of Bebra Gardens |
| Councillor P Pye | Planning application 2548 – lives nearby. |
| Councillor J Brankin | Item 7 a (i) – Personal knows this person. |
| Councillor A Willoughby | Wife is member of HBC Item 5 – Friend of Bebra Gardens (Chair) Planning application 2548 – lives nearby. |
| Councillor C Willoughby | Member of HBC – will consider any same item at HBC in the light of any new information. Item 5 – Friend of Bebra Gardens Planning application 2548 – lives nearby. Item 7 a (i) – Personal |
| Councillor R Hall | Item 7 a (i) – Personal |
| Councillor L Powell | Item 7 a (i) – Personal – lives nearby. |
| Councillor L Yorke-Davies | Item 7 a (i) – Personal |
| Councillor P Godsell | Item 7 a (i) – Prejudicial |
| Councillor J Burdett | Member of HBC – will consider any same item at HBC in the light of any new information Item 7 a (i) – Personal Item 6 – 07.00257 Personal - friend |

25 ITEM 3a – MINUTES OF ANNUAL TOWN MEETING

RESOLVED: That the Minutes of the Annual Town Meeting held on 18 May 2007 be approved as a correct record and signed by the Chair.

2749

ITEM 3b - MINUTES OF PREVIOUS MEETING

RESOLVED: That the Minutes of the Council meeting held on 23 May 2007 be approved as a correct record with the following amendments :

1. Declarations of Interest – Councillor M Clemmitt, Member of Harrogate Lions.
2. Item 17h ii) Clarify that the grant would be subject to the usual procedures/protocol. (Councillor C Willoughby re planning application 2581 Chadwick Park have no development rights for fences.)

26 ITEM 4 – OPPORTUNITY TO SPEAK

Mr Wood, Mr Lennox and Mr McCabe all spoke re planning application 208.D. FUL – 13 Stockwell Road.

This is the third application for development; the site is long and narrow. This application is for 2 x 1 bed flats and a 4 bed bungalow, which would still overlook neighbouring gardens. This would bring several more cars to the area resulting in more traffic problems. HBC in their refusal of the last application stated that it was an unacceptable form of tandem development.

RESOLVED: To refuse the application on the grounds of:

- 1) It's tandem development – no matter how you look at it.
- 2) Bin storage in an un-neighbourly position.
- 3) Loss of residential amenity.
- 4) Additional traffic movement problems.

27 ITEM 5 - MATTERS ARISING FROM PRESENTATION RE. MASTER PLAN - DEVELOPMENT OF BEBRA GARDENS

The following resolutions relate to the points (1 – 10) from the Plan put forward by Golders.

RESOLVED:

- 1, KTC welcome it but have reservations about the grass.
- 2, KTC welcome this and would like to see a permanent shelter in that area.
- 3, KTC would like to retain the paddling pool or have an enhanced water play feature.
- 4 KTC support this as it would bring tourists who visit the castle into the garden.
- 5, KTC support this, very good idea.
- 6, KTC support the idea of having an entrance terrace but the exact position to be agreed at a later date.
- 7, KTC support anything that enables people to see the lovely view.
- 8, KTC would like to see anything that is better than what is there already.
- 9, KTC welcome the idea of having a variety of gardens and would like to see what comes from the public consultation.
- 10, KTC support enhancing the entrance but would prefer to see a sign emphasising Knaresborough.

28 ITEM 6 - PLANNING APPLICATIONS

RESOLVED: That observations be made to the Planning Authority upon the planning applications in Knaresborough stated hereunder, as indicated opposite each application:

| <u>Ref</u> | <u>Applicant</u> | <u>Details of Application</u> | <u>Observations</u> |
|-----------------------------|-------------------------|---|---|
| 07/02365/FUL 208.D.FUL** | NPD Ltd | Erection of 2 apartments & detached dwelling, formation of access & associated hard and soft landscaping (site area 0.08ha) (Revised scheme) - 13 Stockwell Road. | KTC Object on the following grounds: <ol style="list-style-type: none"> 1. It's tandem development – no matter how you look at it. 2. Bin storage in an un-neighbourly position. 3. Loss of residential amenity. 4. Additional traffic movement problems. |

Councillor June Hawkins left the meeting 8.15pm

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|------------------------------|--------------------|---|---|
| 07/02457/COU 501.AB.COUC* | Ben Worth | Change of use from office & general industry (use class B1, B2 and B8) to indoor activity & play area (use class D2 leisure) – GSPK Electronics Ltd, Manse Lane. | KTC object to the change of use on the grounds that Knaresborough is short of industrial buildings, unless it's proved that there is no demand. |
| 07/02515/FUL 873.D.FUL* | Mr & Mrs N May | Erection of 2 & single storey rear extension, single storey extension and 2 bay windows to front, 2 side porches & alterations to roof, detached triple garage with living accommodation over, new vehicular access & felling of 1 cherry tree within are A14 of Tree Preservation Order 1/1959 (Revised Scheme) – Orchard Spring, Ripley Road. | KTC would like to make the following comments:- If HBC pass this Planning Application, KTC would like the following condition attached that the house should never be sub-divided. |
| 07/02588/FUL 1592.B.FUL** | Mr & Mrs Hudson | Erection of rear conservatory – 30 Rievaulx Avenue. | No objections. |
| 07/02224/FUL 2548.AFUL* | Mr A Tibbals | Erection of single storey side and rear extension (Revised Scheme) – 45 Dentdale Drive. | No objections. |
| 07/02545/FUL 2583.FUL* | Mr & Mrs Hanlon | Erection of replacement rear conservatory – 14 Hambleton Close. | No objections. |
| 0702693/FUL 2585.FUL* | Mr & Mrs N D Evens | Erection of single storey rear extension – Balaka, Wetherby Road. | No objections. |

* Item for determination by HBC Head of Planning Services or Head of Planning Services /Chairman of Planning Committee

** Item for determination by Planning Committee

29 ITEM 7 - PLANNING MATTERS & CORRESPONDENCE

a) Planning Enforcements – (i) Confidential Papers

07/00257/PR1507/00253/PR15 07/00253/PR15 6.100.907- (*see Unpublished Minutes*)
(*Councillors Guest, K Hawkins, Godsell, Burdett and Yorke-Davie declared a prejudicial interest in the Item above 7a(i) left the Council Chamber and took no part in the discussion or voting thereon.*)
The Clerk queried why Councillors Burdett and Yorke-Davies had left the chamber as they both gave personal interests for this item. Councillor Burdett changed hers to a prejudicial interest and Yorke-Davies returned to the chamber.

The Clerk asked for nominations to take the chair and Councillors voted that R Hall took chair for this item.

(*Councillors Guest, K Hawkins, Godsell and Burdett returned to the chamber, Councillor P Guest resumed the Chair.*)

07/00253/PR15 6.100.44 – (i) Confidential Papers (*see Unpublished Minutes*)

(ii) Report of Investigations:

- 07/00144/CONSRV – 91-93 High Street

RESOLVED: To write to HBC and ask them to use their purchasing powers and purchase the property to return it to use.

2751

- 07/00216/PR15 – 5 Abbots Way
- 07/0020/PR15 – Little Pastures, Trekking Centre, Bar Lane

RESOLVED: To receive and note.

b) **Notice of Appeals**

- i) 6.100.874.G.FUL - Erection of garden room with hard & soft landscaping to include 1.1m high metal railings & erection of replacement single storey rear extension.
(KTC comments: KTC object only to the plans for a conservatory, local residents amenity & impact it could have in neighbouring area in terms of noise & light)

RESOLVED: To receive and note.

c) To note the following **Appeal Decision:**

- i) 6.100.1686.F.FUL 06/00150/REFPP Erection of 2-storey side extension.
Ridgefield Cottage Forest Moor Road - **Appeal dismissed.**

RESOLVED: To receive and note.

d) **Tree Preservation Order:**

- i) No. 0/2006 Henshaws Art and Craft Centre, Conyngham Hall, Bond End – Notice of Confirmation dated 23 May 2007, the effect of which is to bring the order into full operation.

RESOLVED: To receive and note.

30 ITEM 8 - HBC PLANNING COMMITTEE – Opportunity to Speak – Tuesday 5 June 2007 at 2.00pm Crescent Gardens, Harrogate.

RESOLVED: That details of the above meeting, at which the following application relating to Knaresborough is to be heard, be received and noted (No Councillor from KTC to attend).

- a) 6.100.1798.A.FUL – Conversion of granny annex to form 1 dwelling (Site Area 0.005ha) – 33 Park Row .

31 ITEM 9– REPORTS AND RECOMMENDATIONS

- a) Office Workload - Clerk to report.

RESOLVED: The Clerk reported that the lieu hours were as follows:- Clerk's hours 28 (up from 26.15) Deputy Clerk's hours 31.15 (up from 26.45) and Admin Assistant's hours 7.15 (down from 7.25). (The increases were largely due to the extra work involved with Mayor Making and the Civic Service.)

32 ITEM 10 - DATE OF ANNUAL TOWN MEETING

The Clerk informed Councillors that the Local Council Administration stated that the Annual Town Meeting had to be held between 1 March and 1 June. It was noted that the month of May was always extremely busy with elections, Mayor Making, Civic Service preparation to name a few, and that this month was best avoided.

RESOLVED: That the Annual Town Meeting be held on the 2nd Monday in March, (Easter permitting).
(unanimous).

33 ITEM 11 - TO CONSIDER THE FOLLOWING REQUESTED/DEFERRED ITEMS

a) **Footpaths at Castle** – Paving solution gravel encased in resin – Councillor R Hall to report. Councillor Hall informed Councillors that he had been looking into different surfaces for the footpaths and the best one seems to be pea gravel with resin. It's durable, flat and can be driven on. The shine disappears quickly and once this has gone the surface looks like gravel.

RESOLVED: That Councillor Hall puts together a plan, that this is passed to HBC to pursue, or a surface like it.

b) **Weight Limits and Traffic Issues** – Item requested by Councillor L Powell. Councillor Powell voiced her concerns over the increase of fast driving and lorries along Thistle Hill. It is being used as a race track by cars and a cut through for lorries. Councillor Godsell pointed out that she would raise the matter at the next CAP meeting along with Councillor Clemmitt.

RESOLVED: That letters be sent to the Police Chief Constable and Trading Standards, with a copy to Andy Chapman, stating that they are not giving sufficient time to deal with speed and weight limits respectively. The main areas of concern are Bond End, Ripley Road, Thistle Hill and Low Bridge.

c) **Vandals in Castle Yards** – Item requested by Councillor P Guest. Councillor Guest informed Councillors that he had received an email from a member of the public stating that they had come along to visit the castle and were disappointed to find youngsters there doing damage and being abusive.

RESOLVED: That it would be a useful exercise for Councillors to go out with the Police on a Friday evening.

It was noted that this was done previously and that Councillors had found it particularly useful, the Clerk to contact Andy Chapman about this.

34 ITEM 12 - ACCOUNTS FOR PAYMENT AS PER SCHEDULE OF ACCOUNTS 312

RESOLVED: That the accounts for payments, amounting to £3,413.26 as detailed on Schedule of Accounts No.312 be authorised for payment and the Clerk and two signatory Councillors be authorised to sign the cheques on the Council's account in settlement of the payments concerned (*Councillors Hall and Godsell signatories*).

35 ITEM 13 – TO RECEIVE THE FOLLOWING DOCUMENTS

- a) Mr P Willis MP re next General Election – letter dated 25 May 2007 from P Willis, MP.
- b) YLCA Harrogate Branch – Notice of Annual Meeting 25 June 2007 at 7.30pm Council Offices, Crescent Gardens.
- c) YLCA – Minutes of meeting of Joint Executive Board held 20 January and 21 April 2007
- d) YLCA – Joining the Council – List Seminars for new elected Parish & Town Councillors
- e) White Rose Update (To be e-mailed to all individual Councillors).
- f) Harrogate CVS and Ripon CVS Joint Monthly Mailing

RESOLVED: To receive and note.

36 ITEM 14 - INFORMATION EXCHANGE

- a) Clerk – Royal British Legion Veterans Day Supper June 27th names to the Clerk please.
- b) Councillor K Hawkins – Junction of Meadow Road and Halfpenny Lane had been resurfaced, but a chunk of it was washed away the next day, it was repaired, but had been washed away again. The water leak seemed to have stopped but will need more work.
- c) Councillor M Clemmit – Bed Race weekend, the German guests will be joining us and have a full program. (please see me if you want any information on Town Twinning)
- d) Councillor J Brankin Proposal for the Harrogate area re the Unitary Authority – item request for next agenda. (note, Councillor A Willoughby to email the document to all Councillors)
- e) Councillor L Yorke-Davies – There were people trespassing in Scriven Park last week .
- f) Councillor L Yorke-Davies – Query over Stockwell Road lights are they permanent? Councillor C Willoughby answered yes.
- g) Councillor P Guest Good Councillors Guide from White Rose – request that all Councillors have a copy.
- h) Councillor P Godsell - Long Service Awards - item request for next agenda.
- i) Councillor J Burdett Harrogate Borough Councillors have received invite from Lidl to presentation in July.
- j) Councillor P Guest – Civic Service Sunday 10 June, 10am at Gracious Street Methodist Church.
- k) Councillor P Guest Yorkshires Local Council Association seminars - item request for next agenda.
- l) Councillor Harrogate and District Access Group AGM June 21st see me for details.

The Meeting closed at 9.30 pm