

**MINUTES OF THE MEETING OF KNARESBOROUGH TOWN COUNCIL HELD ON
WEDNESDAY 26 MARCH 2008 AT KNARESBOROUGH HOUSE, KNARESBOROUGH.**

PRESENT **Chair:** Councillor P Guest (Mayor)

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

Late Arrivals: none

Early departures: none

338 **ITEM 1 – APOLOGIES**

Apologies were received from Councillors J Burdett, R Hall and J Hawkins.

339 **ITEM 2 - DECLARATIONS OF INTEREST**

All declarations are personal, unless otherwise stated.

Councillor P Guest	Item 10a) – member of Knaresborough in Bloom Item 6 Planning Application 865I – member of Steering Group looking at planning brief for this site
Councillor A Willoughby	Item 10a) - member of Knaresborough in Bloom Item 6 Planning Application 865I – member of Steering Group looking at planning brief for this site
Councillor C Willoughby	Member of HBC – will consider any same item at HBC in the light of any new information Item 6 Planning Application 865I – member of Steering Group looking at planning brief for this site Item 10a) – member of Knaresborough in Bloom Item 6 Planning Application 385E – member of the Parish of Knaresborough
Councillor L Yorke-Davies	Item 10a) – member of Knaresborough in Bloom Item 16e) – member of Nidd Gorge Advisory Partnership
Councillor K Hawkins	Member of HBC – will consider any same item at HBC in the light of any new information Item 16e) – member of Nidd Gorge Advisory Partnership

340 **ITEM 3 - MINUTES OF PREVIOUS MEETING**

RESOLVED: That the Minutes of the meeting held 10 March 2008 be approved as a correct record and signed by the Chair, subject to a correction to the spelling of Councillor Clemmitt's name in Minute 324.

341 **ITEM 4 – KTC PUBLIC SPEAKING SESSION**

a) **Mrs Margaret Dixon re. Planning Application 385E.** In opposing this application Mrs Dixon made numerous points including: positioning is well forward of the building line; it is

overdominant and would overpower the neighbouring bungalow; it would set a precedent for redevelopment of neighbouring sites; it is at right angles to other properties; close to cliff edge; loss of cliff face on this site; views towards the Church will be interrupted; 10 windows would overlook front and rear of No. 5 The Parsonage which would also suffer from loss of light; the site is on a busy short cut from Bond End to town centre and reversing traffic would pose a danger to the many pedestrians (including clients of Henshaws) who use it.

Councillors questioned Mrs Dixon about the loss of cliff face she had referred to and the problems with access.

ITEM 6 – Planning Application 385E

RESOLVED: Object on the grounds that this is too big, overdominant and does not contribute positively to the surrounding area. A modest single storey building would be more in keeping with other buildings on The Parsonage. Access is inadequate – moving the barrier is not a solution. The Town Council would also add that in the event that Harrogate were minded to approve this application, Permitted Development Rights should be removed and a condition imposed that the existing stone wall to the front of the site (onto the Church grounds) remain and that no changes are made to its height. (*unanimous*)

b) County Councillor R Hall re. Town Council campaign to stop proposed Post Office closures

To date, 2946 petition forms had been received; the closing date for receipt of forms is 9th April. A photocall has been arranged for 9.15 am on Monday 31 March 2008 at Aspin Lane Post Office. It was now very important for the business community to register their opposition to the proposals. Councillor Hall hoped that the Town Council would write to the Editor of the Knaresborough Post expressing appreciation for their support, also to King James's School. Councillor Guest also expressed the Town Council's appreciation for the work undertaken by Councillor Hall in this matter.

342 ITEM 5 - BUSINESS REMAINING FROM PREVIOUS MEETING(S)

None – move to next business.

343 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>
08/01007/ RENEW 6.100.187.K*	Mr E Collings	Renewal of unimplemented permission 6.100.187.J.REM for the erection of 1 detached dwelling with layout, scale, appearance and landscaping considered (site area 0.147ha) – land at grid reference 434975 456075 Calcutt	No objections
08/00328/OUT 6.100.385.E**	St John the Baptist	Outline application for the erection of 1 detached dwelling with access considered (site area 0.05ha) – land west of Parish Hall, The Parsonage.	Object on the grounds that this is too big, overdominant and does not contribute positively to the surrounding area. A modest single storey building would be more in keeping with other buildings on The Parsonage. Access is inadequate –

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moving the barrier is not a solution. The Town Council would also add that in the event that Harrogate were minded to approve this application, Permitted Development Rights should be removed and a condition imposed that the existing stone wall to the front of the site (onto the Church grounds) remain and that no changes are made to its height. (*unanimous*)

08/01107/FUL 6.100.717.D*	Mr and Mrs Moorhouse	Erection of rear conservatory – Applegarth, 12 Wetherby Road	No objections
08/01080/LB 6.100.865.I*	Mr D Pitt	Listed Building application for the demolition of industrial building within Knaresborough Conservation Area – Beech Hall, 62 High Street	No objections
08/00914/FUL 6.1000.2598.A*	Mr M Whitby	Erection of single storey rear extension – 7 Rievaulx Court	No objections
08/00980/FUL 6.100.2645*	Mr and Mrs C Jenkins	Erection of two storey and first floor side extension – 28 Appleby Avenue	No objections
08/00992/OUT 6.100.2646**	Mr R Cooke	Outline application for the erection of two pairs of semi-detached dwellings with access, layout and scale considered (site area 0.083 ha) – 40 Hambleton Grove	No objections but KTC would point out that this could result in a loss of on-street car parking opposite the School playing field.
08/01054/FUL 6.100.2647*	Future Lease Limited	Conversion of derelict building to form two dwellings (site area 0.006 ha) – building rear of 88 High Street.	No objections
08/01084/FUL 6.100.2648*	Mr and Mrs Pedder	Erection of single storey and first floor side extension – 32 Aspin Drive	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

344 ITEM 7 - PLANNING CORRESPONDENCE:

- a) **Planning Enforcements** (i) Confidential Papers (*item taken in confidential session*)
(ii) Report of Investigation: 08/00102/PR15 – Land north of 71 Briggate

RESOLVED: To receive and note.

- b) To note the following **WITHDRAWN APPLICATION**: 6.100.168.A.FUL – Erection of two storey rear extension with first floor patio doors and balcony at Ridgefield House, Forest Moor Rd.

RESOLVED: To receive and note.

345 ITEM 8 – APPLICATION APPROVED BY HBC (subject to conditions) CONTRARY TO KTC OBSERVATIONS

- i) 6.100.2643.ADV – Display of 5 externally illuminated and 3 non illuminated fascia signs and 2 non illuminated projecting signs, as part of signage scheme – Subway, 3-4 Castle Court, Market Place. (*KTC objected on the grounds that the number of signs proposed is excessive and would the spoil the character of the Market Place.*)

RESOLVED: To receive, note and to monitor the situation.

346 ITEM 9 - HBC PLANNING COMMITTEE - Opportunity to Speak –Thursday 27 March 2008 at 2.00pm Crescent Gardens, Harrogate.

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

- a) 6.108.42.FULMAJ – Erection of clubhouse and tractor store, formation of 7 rugby pitches and two vehicular accesses with associated car and coach parking and soft landscaping. Land at grid reference 435262 455048, Knaresborough.
- b) 6.100.2309.C.FUL – Erection of two storey clubhouse with changing facilities (revised scheme) - Land comprising OS Field 2769 Hay- a-Park Lane.

347 ITEM 10 – CORRESPONDENCE

- a) Knaresborough in Bloom – proposed plaque on planter thanking KTC for its support – letter dated 4 March 2008 from the Chair, Knaresborough in Bloom

RESOLVED: That the Town Council agree to a plaque on one of the KIB planters, the question of which planter to be left to the discretion of the KIB Committee although the Town Council would prefer that it be a fairly prominent one.

348 ITEM 11 – REPORTS AND MINUTES OF COMMITTEES/WORKING GROUPS

None to report.

349 ITEM 12 - REPORTS FROM THE CLERK

- a) **New Signs Outside Knaresborough House** - The (Deputy) Clerk invited Councillor A Willoughby to report on this item.

Councillor Willoughby drew attention to an example of 2 “Knaresborough House” signs which were erected last week, by HBC, on the front lawn of Knaresborough House. No consultation had taken place and the gardeners were particularly unhappy about them as it made mowing the lawn difficult. A site meeting had since taken place and it had been agreed that the signs should be removed. HBC had put forward an alternative solution of placing signs on the outside walls.

There was some discussion of this matter and it was felt that this was another example of HBC failing to consult.

RESOLVED: That the Town Council write to HBC totally rejecting these signs on the following grounds:

- they are too big, too white and completely inappropriate for a Listed Building
- they are unattractive, out of keeping with the area and never been needed in the past.
- the (HBC) telephone number on them could be misleading; people would ring the Harrogate number when trying to contact the Town Council.
- the Town Council suggest to HBC the alternative of reinstating the “KNARES-BOROUGH HOUSE” black lettering which for many years appeared on the portico at the entrance to Knaresborough House. (*unanimous*)

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350 ITEM 13 - ACCOUNTS FOR PAYMENT AS PER SCHEDULE OF ACCOUNTS 329

RESOLVED: That the accounts for payments, amounting to £4,795.06, as detailed on Schedule of Accounts No.329 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 P Godsell and A Willoughby signatories*).

351 ITEM 14 – OTHER MOTIONS SUBMITTED BY MEMBERS

None received.

352 ITEM 15 - INFORMATION EXCHANGE

a) **Breary Flat Lane – new buildings (Lakeside View)** – Councillor Clemmitt had reported foul smelling water draining under the lane. HBC Environmental Health Dept. had been quick to act and the water was now being filtered through gravel as a temporary solution. Councillor Clemmitt would continue to monitor the situation.

b) **Yorkshire in Bloom** – Spring Judging would commence at 10.00 am on Friday 4 April 2008 starting at St. James Park. Councillor C Willoughby hoped that the Mayor and Mayoress would be available to meet the judges at 12 noon.

c) **Town Council Website** – Councillor C Willoughby reported a possible problem with the Town Council domain name “knaresboroughtowncouncil.co.uk” which did not appear to be working – Clerk to investigate.

d) **Junction of Kirkgate with Hilton Lane** – Councillor Asquith reported several accidents at this junction. She was advised to contact Chris McGonigle (HBC Highways) to see if anything could be done to prevent further incidents.

e) **Licence Application for Burger Van in Market Place** – Councillor Godsell reported that a licence application was to be considered tomorrow (27 March) by the Licensing Sub-Committee at HBC (Crescent Gardens) which she hoped to be able to attend and, if possible, speak. The Police would also be attending.

f) **Policing of Events** – Councillor Godsell reported a parade being held on Thursday 3 April 2008 at 5.30 pm outside HBC Council Offices to try and reverse North Yorkshire Police's decision not to provide support for community events.

g) **Mayoral Engagement at Hill View Manor** – Having a prior commitment the Mayor thanked Councillor Clemmitt for agreeing to accompany the Mayoress to an engagement to be held tomorrow (27 March) at Hill View Manor.

353 ITEM 16 – TO RECEIVE THE FOLLOWING DOCUMENTS

a) Town and Parish Standard – newsletter, March 2008.

b) Country Air – YRCC newsletter, winter 07/08

c) The Playing Field – Newsletter, winter 07/08.

d) Clerks and Councils Direct, March 2008.

e) Nidd Gorge Advisory Partnership – minutes of the meeting held 11 March 2008.

RESOLVED: Receive and note.

Meeting closed at 8.40 pm