

# Pannal and Burn Bridge Parish Council

## Minutes of the Planning Committee Meeting

held in the Function Room, Pannal Village Hall  
6.30pm on Thursday, 29<sup>th</sup> August 2024

The meeting was open to the public and press

**Present: Cllr Neil Permain (Chairman) and Cllrs Steve Cobb, Andrew Farrar and Helen Hayes together with five parishioners**

- 1 Apologies for absence – had been received from Cllr Cathy Burrell
- 2 Declarations of interest – were provided by Cllr Helen Hayes regarding the agenda item 5a) application during discussion of which she removed herself from the Council and did not participate in discussions.
- 3 Opportunity for public comment for items not on the agenda – five members of the public were present with interest in an agenda item
- 4 Approval of minutes of meeting held on 18<sup>th</sup> July 2024 – RESOLVED to approve the minutes which were duly signed
- 5 In consideration of the following planning applications:
  - a) ZC24 / 02423 / FUL Erection of extensions, basement and alterations, new garage and associated landscaping works to the existing dwelling at **Craigens Dawcross Rise Pannal Harrogate North Yorkshire HG3 1NU**. Consultation EoT to 30<sup>th</sup> August. The attending members of the public made representation regarding this application. The Parish Council decided on **Option B: it objects on planning grounds which will be duly submitted.**
  - b) ZC24 / 02436 / TPO Crown lift of T1 (Oak) by 4m and lateral reduction by 2m and remove deadwood, to allow more light into the garden and make the garden more accessible **at 17 Rossett Green Lane Harrogate**. Consultation EoT to 30<sup>th</sup> August. The Parish Council decided on **Option A: it has no objections.**
  - c) ZC24 / 02666 / TPO Felling of 2 no. Ash Trees. Trees under order 22/2000. Felling of 6 no. Sycamore Trees Partial Crown Reduction (4m) on 1 no. Ash to reduce weight from the limb overhanging the garden. Tree Preservation order 22/2000 W1 mixed woodland at **Bridge House Farm Burn Bridge Road Burn Bridge Harrogate North Yorkshire HG3 1PB**. Consultation date 6<sup>th</sup> September. The Parish Council decided on **Option C: it does not object to or support the application but wishes to seek the safeguard that an independent NYC-approved or NYC employed arborist considers and reports on the application.**
  - d) ZC24 / 02708 / FUL Reconfiguration of existing driveway and associated landscaping at **19 Westminster Drive Burn Bridge Harrogate North Yorkshire HG3 1NW**. Consultation date 6<sup>th</sup> September. The Parish Council decided on **Option A: it has no objections.**
  - e) 18 / 05202 / EIAMAJ Outline planning application for the demolition of a redundant agricultural structure and mixed-use development for up to 480 residential dwellings, land for employment purposes, a local retail centre and associated infrastructure, public open space, landscaping and a sustainable urban drainage system (SuDS). Vehicular access will be taken from Lady Lane & Whinney Lane. All matters reserved except for means of access - UPDATED DOCUMENTS, INCLUDING UPDATED ENVIRONMENTAL IMPACT STATEMENT, RECEIVED. LOCATION: **Land Off Lady Lane and Whinney Lane, Harrogate, North Yorkshire**. Consultation EoT 6<sup>th</sup> September. Should the Parish Council – after consideration of the updated documents – feel it is necessary to make a further submission then this will be done by 6<sup>th</sup> September.
  - f) ZC24 / 02749 / LB Renovation and alteration works including replacement windows, doors and rooflights. Alterations to fenestration, internal layout and internal floor levels. Extension to existing hallway within existing covered external entranceway at **12 Main Street Pannal**. Consultation deadline 20<sup>th</sup> September. This application was received too late for agenda inclusion but was

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considered given that the Planning Committee does not plan to meet in September. The Parish Council decided on **Option C: it does not object to or support the application but wishes to seek assurance that in maintaining the integrity of a Listed Building the LPA will give its due considerations to the proposed changes using the appropriate expertise in listed building heritage.**

### 6 Planning decisions:

ZC24/ 01311 / PBR Barn 2 Spring Lane – **granted**  
ZC24 / 01312 / PBR Barn 1 Spring Lane – **granted**  
ZC24 / 01313 / PBR Barn 3 Spring Lane - **granted**  
ZC23 / 03984 / FUL Spring Lane Farm – **granted**  
ZC24 / 02127 / TPO 38 Main Street Pannal - **granted**

7 There were no notices of applications on which the Parish Council is *not* consulted

8 Date of next Planning Committee Meeting in the Function Room at Pannal Village Hall – Thursday 3rd October 2024 at 6.30pm – unless the Planning Committee sees fit to call a meeting in the interim.

Jane Marlow  
Parish Clerk  
1<sup>st</sup> September 2024