

HESSLE TOWN COUNCIL
Planning & Traffic Committee
Tuesday 6th September 2022 at 7.30pm
Town Hall, South Lane, Hessle
Large Front Room

MINUTES

Present: Councillors Adams (Chairman), Bovill, Davison and Padden

Mr Phil Withers & Mr Bill Waddington – Non-voting advisory members

Clerk: Mrs Kim Cooper

Apologies: Cllrs D. Nolan, Potter & Wilding

133789 DECLARATION OF INTEREST:

The Chairman now read out the following – Members must declare their pecuniary or non-pecuniary interest in items at this meeting – *rather than personal and prejudicial interests* – and ensure that they act appropriately.

Councillor Davison declared a personal interest in Minute no. 133791 (k) as he has previously had business with the company that own the property. He will therefore take no part in the discussion or voting.

Councillor Padden declared an interest in Minute no. 133795 as he lives on Westfield Rise.

133790 MINUTES OF THE PREVIOUS MEETING:

(Bovill/Padden)

RESOLVED to confirm as a correct record the minutes of the previous meeting held on 2nd August 2022 and authorise the Chairman to sign.

133791 CHAIRMAN'S COMMUNICATIONS:

Boothferry Road – New crossing

For information, Councillor Bovill would like to bring to the attention of Councillors the installation of what appears to be a new pedestrian crossing along Boothferry Road near Darley's roundabout. Tactile paving and tarmac has been installed on the pavements at both sides of the road and across the grass. The Clerk has therefore contacted ERYC to ask if Zebra/Pelican crossings are also to be installed across the road and is awaiting a response.

a) 22/02532/PLF – 362 Boothferry Road – Mr & Mrs A Ward

Erection of a two storey extension to side and single storey extension to rear following demolition of existing side and rear single storey extensions.

(Padden/Bovill)

Hessle Town Council has no observations.

b) 22/01995/STREM – Land North of Country Park, Ferriby Road – Wykeland Properties

Erection of two office buildings with ancillary plant/cycle/store compound and associated car parking and landscaping (all matters to be considered).

(Davison/Padden)

Hessle Town Council has no observations regarding the erection of the two office buildings on the site, but have serious concerns about the increasing build up and volume of traffic causing problems at peak times at the Humberfield roundabout together with the withdrawal of the 152 EYMS Bus Service that was the only means of public transport that serviced the Bridgehead site for employees living in Anlaby and the surrounding area.

c) 22/02445/PLF – 37 Boothferry Road – Mr Callam Bielby

Installation of a dropped kerb and hardstanding to front.

(Padden/Bovill)

Hessle Town Council has no observations.

d) 22/02544/PLF – Land East of Tranby Rise, Jenny Brough Lane – Mr & Mrs Chatterton

Erection of a dwelling and associated access (amended scheme 21/01531/PLF).

(Padden/Bovill)

Hessle Town Council has no observations other than to maintain that the design is out of character with the surrounding area.

e) 22/02632/PLF – Lexus Hull, Saxon Way – John Roe Group

Erection of a car valet building.

(Davison/Padden)

Hessle Town Council has no observations.

f) 22/02664/PLF – Volvo, Saxon Way – Riverside Motors

Erection of a single storey extension to create MOT and Workshop bay.

(Davison/Padden)

Hessle Town Council has no observations.

g) 22/02738/PLB – Hessle Mount School, Jenny Brough Lane

Installation of a fire door in west elevation.

(Padden/Davison)

Hessle Town Council has no observations.

- h) 22/02716/PLF – 14 Davenport Avenue - Campbell**
Erection of a single storey extension to rear.
(Davison/Padden)
Hessle Town Council has no observations.
- i) 22/02735/PLF – Tranby Park Cottage, Stockdove Wood – Mr & Mrs Lawrence**
Erection of a two storey extension to front with pitched roof dormer and addition of render.
(Padden/Davison)
Hessle Town Council has no observations.
- j) 22/02706/PLF – 4 Cherry Avenue – Mrs J Wainman**
Erection of a two storey extension to side, single storey extension to rear and conversion of existing garage into study/store.
(Bovill/Davison)
Hessle Town Council has no observations.
- k) 22/02339/PLF – 40A Westbourne Grove – Mr Joshua Sayers**
Change of use of first floor office (Class E) to dwelling (Class C3).
(Padden/Chair)
Hessle Town Council has no observations.
Vote: 2 in favour, 1 against, 1 abstention.
- l) 22/02796/PLF – 55 Cottesmore Road – Mr Lee Quinney**
Erection of a single storey extension to rear, construction of a hip to gable dormer to side and a flat roof dormer to rear and addition of windows following removal of existing extension and bay window to rear.
(Padden/Bovill)
Hessle Town Council has no observations.
- m) 22/02850/PLB – Hessle Mount School, Jenny Brough Lane – Hymers College**
Replacement of roof finishing and removal of 3 no. dormers to main building.
(Davison/Bovill)
Hessle Town Council will defer the decision for this application to the East Riding Councils Conservation Officer and accept his recommendations and decision.
- n) 22/02737/PLF – 11 Monic Avenue – Mr Ken Jackson**
Erection of a single storey extension to rear.
(Padden/Davison)
Hessle Town Council has no observations.
- o) 22/02022/PLF – 1 Windmill Way – Mr B Gallagher**
Erection of a first floor extension to the side over existing garage.
(Padden/Bovill)
Hessle Town Council has no observations.

133793

NOTICES OF DECISION:

- a) Approved with conditions
21/01339/PLF – 11 Cherry Avenue
22/01702/PLF – 404 Boothferry Road
22/01742/PLF – Highcroft, 11A Southfield
22/02139/PLF – 40 Marlborough Avenue

(Chair/Davison)

RESOLVED noted.

133794

OTHER PLANNING MATTERS:

- a) 21A Northgate – 22/00366/ORNOT - Prior Approval for change of use from Estate Agents Office to Residential use.

To receive and note the response received from ERYC Councillor, Claire Holmes, to our letter sent in May regarding concerns with the above prior approval application.

(Davison/Bovill)

RESOLVED that Councillor Holmes' response is received and noted. The Clerk is to respond to request and obtain clarity and consistency from ERYC Planning procedures following a further application received for the same change of use, but which is a Full Planning and not a Prior Approval Application.

133795

TRAFFIC MATTERS:

- a) Westfield Rise/Barrow Lane – Double Yellow Lines

At the request of Councillor Wilding, Committee to discuss the double yellow line restrictions proposed by the East Riding Council in November 2021 along Barrow Lane and Westfield Rise (together with various other areas), which were discussed and commented on at the Planning & Traffic Committee meeting held in December 2021 but which have yet to be legally approved by ERYC.

(Chair/Padden)

RESOLVED that following Councillor Padden's correspondence with ERYC Traffic Management, this item is put on hold as ERYC have confirmed that they are still in the process of considering all the comments and objections received and are looking to amend the proposals in order to send revised scheme details in the next few weeks.