

HESSLE TOWN COUNCIL
Planning & Traffic Committee
Tuesday 3rd October 2023 at 7.30pm
Town Hall, South Lane, Hessle
Large Front Room

MINUTES

Present: Councillors Adams (Chairman), Davison, I. Hardy, Keillor, Nolan, Padden and Toogood

Mr Phil Withers – Non-voting advisory member

Mr Paul Butler – PB Planning

Mr Terry Hughes – Appleton Court

Clerk: Mrs Kim Cooper

Apologies: Cllr Bovill (Vice-Chairman) & Mr Bill Waddington (Non-voting advisory member)

134301 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.

Cllr David Nolan declared; that as a Town Councillor I will be considering all planning applications in the light of what information is before me today. If the matter comes before me on the ERYC Planning or Area Planning Committee I will read the report and hear all the evidence and approach it with an open mind.

Cllr Viv Padden declared; that as a Town Councillor I will be considering all planning applications in the light of what information is before me today. If the matter comes before me on the ERYC Planning or Area Planning Committee I will read the report and hear all the evidence and approach it with an open mind.

Cllr Davison declared a non-pecuniary interest in Minute no. 134204 (a) as he personally knows the applicants.

134302 MINUTES OF THE PREVIOUS MEETING:

(Padden/I. Hardy)

RESOLVED to confirm as a correct record the minutes of the previous meeting held on 5th September 2023 and authorise the Chairman to sign.

134303

CHAIRMAN'S COMMUNICATIONS:

a) Appleton Court

Mr Terry Hughes attended the meeting to speak to the Committee about the new Appleton Court development which he has recently moved in to. He confirmed that there are currently 21 residents now living at the facility and wanted to let members know that it is a fantastic site. He is hoping to set up a tenants association and asked the Town Council if there was some assistance available to help the residents undertake this, together with knowledge of any restrictions on the grounds for them to be able to maybe hold small events and perhaps apply for grant funding. He also wanted to try and promote the site and have a liaison between the residents, the Town Council and East Riding Council. He also confirmed that he is also going to produce a regular newsletter for residents and handed a copy out to members of the first issue.

Councillors Nolan and Padden as ERYC Ward Councillors will contact the appropriate departments at ERYC to get them to contact him with help in setting up the tenants association. Councillor Davison asked if it would be possible for him to arrange an invitation for members of the Town Council to visit Appleton Court and St Annes School to see the new site and the facilities available.

b) Prestongate

Mr Phil Withers asked to discuss Prestongate after seeing a comment on the 'Hessle Rant & Moan' Facebook page.

Councillor Nolan and the Clerk confirmed that we are currently awaiting confirmation of a new Police volunteer to continue the monitoring of this, as our previous volunteer has now retired. Councillor Nolan also confirmed that he is visiting the ERYC CCTV suite at Bridlington later this week and will be discussing the possibility and the logistics of these cameras going into their site for 24/7 monitoring and sending out fixed penalty fines for vehicles driving through. Mr Withers asked if the Council had heard of Artificial Intelligence cameras and as the members hadn't, Councillor Nolan asked Mr Withers to look into this and provide further details for the Council to consider at a further meeting.

134304

PLANNING CONSULTATIONS:

As Councillor Davison had declared a non-pecuniary interest in the following application, he left the room and took no part in the discussion or vote.

a) 23/02140/PLF – 40 St Marys Close – Mr & Mrs Daniells

Erection of a single storey extension to side and front to create annexe.
(Hardy/Chair)

Hessle Town Council has no observations but would request that the Planning Officer imposes a condition that the annexe remains ancillary to the main dwelling and is not used as a separate dwelling.

Councillor Davison returned to the meeting.

b) 23/01735/PLF – 209 Boothferry Road – Kevin Stamp

Erection of outbuilding following removal of existing (Retrospective).
(Padden/I. Hardy)

Hessle Town Council has no observations.

c) 23/02450/VAR – 41 Davenport Avenue – Rachael Skilling

Variation of Condition 5 (Approved Plans) of planning permission 23/00338/PLF to allow construction of a dormer to front and repositioning of gate.

(Davison/Toogood)

Hessle Town Council as per previous comments, support the Conservation Officer regarding this variation to the original application, in proposing a more natural and verdant boundary treatment to the street edge of the plot rather than the current fence. This would be a significant benefit and be more in keeping with the Hessle Southfield Conservation Area.

134305

NOTICES OF DECISION:

a) Approved with conditions

No Notices of Decision had been received.

134306

OTHER PLANNING MATTERS:

a) 22/04002/STPLF – Land South & East of Dovecote, Tranby Park – Erection of 54 dwellings with associated access, parking, landscaping and infrastructure.

Mr Paul Butler from pb planning attended this meeting and provided further information and an update on the latest iteration of the above planning application submitted to the East Riding Council in December 2022.

(Davison/Toogood)

Whilst Hessle Town Council welcomes the revisions, particularly the addition of a footpath link in the south west corner of the site, members would have liked to have seen another link further up to the north west corner and requested Mr Butler look into the possibility for a second footway leading through to the footpaths at the Field View Drive area in order to help with the isolation of some residents trapped in the other estates having to walk/cycle all the way up to Jenny Brough Lane. The Council are also disappointed that no play areas have been put in or proposed by either Barratts or Lovells. As residents were not present, Hessle Town Council will continue to and will leave its original strong objections on record with the ERYC Planning Officer dealing with this case and that this application be taken to the Western Area Committee for final decision.

Vote: 5 for, 2 abstentions

b) DC/23/01327/CLP/WESTES – 22 Tranby Park Meadows – Certificate of Lawfulness for the proposed conversion of integral garage to Podiatry Clinic

To receive and note the letter from ERYC Planning that the above application has been withdrawn.

(Padden/Davison)

RESOLVED that the letter is received and noted.

a) ERYC Temporary Traffic Regulation Order – Boothferry Road Roundabout – 6th November 2023

To receive and note the ERYC Temporary Traffic Regulation Order to prohibit any vehicle from proceeding along the North arm of Boothferry Road Roundabout commencing on the 6th November 2023 to replace the VRS barrier on the approach from Beverley Road, Anlaby, together with a map and details of the alternative route. It is anticipated that the works will begin at 20.00 hours and be completed by 06.00 hours on the 7th November 2023.

(Chair/Padden)

RESOLVED that the Temporary Traffic Regulation Order is received and noted.

b) ERYC Temporary Traffic Regulation Order – Seaton Road – 20th November 2023

To receive and note the ERYC Temporary Traffic Regulation Order to prohibit any vehicle from proceeding along Seaton Road between the junctions of Penshurst Avenue and Monic Avenue commencing on the 20th November 2023 to allow for carriageway works to be carried out in safety, together with a map and details of the alternative route. It is anticipated that the works will be completed within 7 days.

(Padden/Chair)

RESOLVED that the Temporary Traffic Regulation Order is received and noted.

c) ERYC Proposed road safety scheme – Boothferry Road, Hessle

To receive and note the email and drawing detailing the proposed scheme for ERYC's highway improvements for Boothferry Road, Hessle.

(Nolan/Davison)

RESOLVED that the proposed road safety scheme is received and noted. In addition, the Town Council have requested that the ERYC engineering team also look at trying to do something about speeding vehicles exiting the petrol station straight onto Boothferry Road as part of the scheme.

d) ERYC Proposed stopping restrictions – All Saints Junior Academy & Penshurst Primary Schools

To receive and note the details and drawings of the proposed stopping restrictions for the above mentioned School sites. Any comments on the proposals need to be sent to ERYC Traffic Management before 18th October 2023.

(Nolan/Chair)

RESOLVED that the proposed stopping restrictions are received and noted. The Town Council have no observations or comments to make regarding the All Saints Junior Academy proposal, but are concerned that any additional restrictions on Penshurst Avenue will displace vehicles even more and cause problems further along Penshurst Avenue and neighbouring streets. If this proposal is to proceed, this area needs to have more regular enforcement.