

**NORTH FERRIBY PARISH COUNCIL  
MINUTES  
Planning Meeting  
10 January 2024**

**PRESENT:** Councillors Hookem (Chairman), M.Abraham, Black & Blogg

**IN ATTENDANCE:** Clerk J Haslope

Minute No.  
PL 23/

- 110. APOLOGIES FOR ABSENCE** – Cllrs Allmendinger & Holborn submitted apologies.
- 111. DECLARATIONS OF PECUNIARY OR NON-PECUNIARY INTEREST** – There were none
- 112. MINUTES OF THE MEETING HELD ON 13 DECEMBER 2023 – Resolved** – that the minutes be accepted as an accurate record and signed by the Chairman.
- 113. PUBLIC FORUM** – There was no public speaking
- 114. RESPONSES TO PLANNING APPLICATIONS CONSIDERED**

**114.1. Recommended for Approval**

Planning App. No.	Address	Details
23/03482/PLF	65 Ferriby High Road	Erection of single storey extension to rear
23/03461/STVAR	Land North Of Operational Support Humberside Police Wyke Way Melton	Variation of Condition 2 (approved plans), Condition 13 (installation of and commissioning of equipment) and Condition 16 (soft landscaping) of planning permission 22/03550/STPLF (Erection of a building for Use Class E (Research and Development and Light Industrial) to reduce size of building, rationalisation of car park, service yards, vehicle routes and minor relocation of plant
23/03312/PLF	Melton Truckstop Cafe Gibson Lane South Melton	Change of use of part of existing multi-industrial yard from vacant/unused space to truck-stop facility including siting of two modular buildings to provide cafe, toilet and showering/laundry facilities (retrospective application)

**114.2. No Observations submitted**

Planning App. No.	Address	Details
23/02169/VAR	Land South Of Appledene 6 Nunburnholme Avenue	Variation of Condition 10 (approved plans) of planning permission 12/02643/PLF - Erection of 4 dwellings with associated access to allow for a revised scheme for Plot 2 (AMENDED DESCRIPTION)

- 115. P.A. 22/03156/PLF - ERECTION OF VEHICLE AND HGV CLEANING FACILITY** – It was agreed that a letter should be sent to ERYC asking why this retrospective application has not been determined, despite objections from the EA and Natural England about the risk of polluting the water courses.

**116. PLANNING DECISIONS TAKEN BY ERYC WERE NOTED – APPLICATIONS GRANTED**

Planning App. No.	Address	Details
23/02551/PLB	Ferriby Hall 2 High Street	Conversion of bar to nail salon, internal alterations including blocking up of 2 doorways with stud partition, removal of sections of masonry walls and stud partition walls to create 3 treatment rooms, construction of new wall opening to straddle treatment room 3, construction of ramp to west gable and display of fascia sign to front elevation
23/02054/PLF	Plum Tree Cottage 2 Plantation Drive	Erection of two storey and single storey extensions to side (AMENDED PLANS AND DESCRIPTION)

22/01884/PLB	Medici Ferriby Hall 2 High Street	Erection of single storey extension to rear following demolition of existing outbuilding and internal alterations to allow for sub-division of premises to create a separate unit in former reception area
22/01883/PLF	Medici Ferriby Hall 2 High Street	Erection of single storey extension to rear to create kitchen and stores following demolition of existing outbuilding and use of existing reception area of restaurant as a separate unit for use in class E (beauty salon)

**117. PLANNING DECISIONS TAKEN BY ERYC WERE NOTED – APPLICATIONS REFUSED**

Planning App. No.	Address	Details
22/01564/PLF	Land South Of Brickyard Lane Melton	Construction of a bund approximately 2.0m high and 166m long, to be retained for a period of 10 years (retrospective application)

**118. APPEAL FOR 23/01610/PLF, 30 CHURCH AVENUE** – It was noted that the appeal had been upheld.

**119. APPLICATIONS FOR TREE WORK AND OUTCOME OF INSPECTION WERE NOTED**

**119.1.** Comments submitted

Planning App. No.	Address	Details
23/03826/TPO	Land And Trees South Of 16 The Ridings	TPO - THE PADDOCKS, INGS LANE, NORTH FERRIBY - 1991 (REF 175) A1 - Remove 1 no. Ash tree (T1) as it overhangs the properties on The Ridings, is causing a nuisance blocking all light from properties and dropping debris on garage and house rooves; Remove 1 no. Ash tree (T2) as it has extensive die back within the crown and is assumed to be in decline

**119.2.** No Objection to work being carried out

Planning App. No.	Address	Details
23/03474/TCA	8 Parkfield Avenue	NORTH FERRIBY CONSERVATION AREA - Fell 1 no. Hemlock tree due to uprooting causing cracks in the front bay wall and associated damage to neighbouring property

**120. APPLICATIONS FOR TREE WORK APPROVED BY ERYC WERE NOTED**

Planning App. No.	Address	Details
23/03526/TCA	5 Nunburnholme Avenue	NORTH FERRIBY PA CONSERVATION AREA - Fell 1 no. Yew tree (1) as it is obstructing the drive, is growing into communication wires, and has been coppiced previously; Fell 1 no. Conifer tree (2) as it is leaning, looks unstable and interferes with neighbouring tree

**121. NATIONAL PLANNING POLICY FRAMEWORK (Dec 2023)** – It was noted that the updated NPPF had been published.

The meeting closed at : 7.15pm

Date of next meeting : 22 January 2024