

MINUTES OF EXTRAORDINARY MEETING OF HASKETON PARISH
COUNCIL

Held on Thursday 7th December 2017 at 4.30pm in the Victory Hall
Hasketon.

Final Draft Minutes

Present: Councillors (Cllrs) A. McWhirter, (Chairman), P. Strugnell, (Vice Chairman), S. Butters, P. Hunter, P. Stafford, I. Whyte, David Keeble (Parish Clerk).

1. Chairman opened the meeting at 4.30pm. and welcomed all present.

2. **Apologies for Absence:** Apologies received from Cllr S. Batley due to work commitments.

3. **Declaration of Interests:** There were none.

4. **Invitation to Members of the Public to Speak:** There were no members of the public present.

5. **Planning Application – DC/17/4847/FUL Oak Tree Cottage, Whitehouse Farm Road, Hasketon.**

After due consideration of the available documents/plans it was resolved to support the application with the following observation;

i) The development does appear to be little more than the construction of a new house with the existing property remaining as an annex.

Proposed: Cllr I Whyte

Seconded: Cllr P. Stafford

6. **Planning Application – DC/17/4969/PN3 Redundant Agricultural Buildings, Shimmens Lot, Boulge Road, Hasketon.**

After due consideration of the available documents/plans it was resolved to recommend refusal of the application for the following reasons;

i) The proposed domestic development falls outside the current village envelope boundary and any development would create a 'ribbon type development and is therefore considered inappropriate use of this agricultural land.

ii) The 'agricultural' building in question is a relatively recent construction on the land, i.e. a stable block for equestrian use and is wholly suitable for that use and not in any sense redundant.

iii) Boulge Road is a narrow single track road for most of its length and already requires extra care from motorists and other users.

iv) The current access to the site is a relatively low key 'agricultural' access and would require reconfiguring and possibly widening to accommodate this development.

v) The work required to convert this stable to a property suitable for a dwelling house would be substantial and beyond what could be deemed reasonably necessary.

Proposed: Cllr P. Strugnell

Seconded: Cllr P. Hunter.

7. Planning Application – DC/17/4734/FUL Carpenters Workshop, 2 Top Road, Hasketon.

After due consideration of the available documents/plans it was resolved to support this application with the following observations;

i) The proposed development is relatively small and would likely provide a more affordable property in the village.

ii) The development would provide off road car parking.

iii) The proposed development appears to be in keeping with the surrounding properties and the visual amenity would be appropriate.

iv) The Carpenters shed is a redundant building and any return to its previous usage would likely cause significant noise pollution and disruption in what is a residential setting.

v) There is no significant objection from the immediate neighbouring property.

Proposed: Cllr P. Strugnell.

Seconded: Cllr P. Hunter.

The business being completed the Chairman closed the meeting at 4.55pm.