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Meeting	Area Planning Sub-Committee
Date	4 April 2019
Present	Councillors Galvin (Chair), Cannon, Craghill, Crawshaw, Dew, Fenton, Hunter, Mercer, Shepherd and Looker (as a substitute for Cllr Flinders)
Apologies	Councillors Flinders and Gillies

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## **72. Declarations of Interest**

Members were invited to declare, at this point in the meeting, any personal interests not included on the Register of Interests, any prejudicial interests or any disclosable pecuniary interests that they might have in the business on the agenda. None were declared.

## **73. Minutes**

Resolved: That the minutes of the Area Planning Sub-Committee meeting held on 20 March 2019 be approved and then signed by the Chair as a correct record.

## **74. Public Participation**

It was reported that there had been no registrations to speak under the Council's Public Participation Scheme on general issues within the remit of the Sub-Committee.

## **75. Plans List**

Members considered a schedule of reports of the Assistant Director, Planning and Public Protection, relating to the following planning applications, outlining the proposals and relevant policy considerations and setting out the views of consultees and officers.

**76. Land to North of Units 1-9 Evans Business Centre, Rose Avenue, Nether Poppleton, York [19/00280/FULM]**

Members considered a major full application from Mr Bottomley for the erection of two buildings creating three units for light industrial, general industrial or storage and distribution (use classes B1c, B2 and B8).

The Planning Officer updated the committee on the following:

- That there had been no comments from the Parish Council
- That there were no objections from the Ainsty Internal Drainage Board, subject to a condition relating to surface water drainage, which already exists at condition 11.

The Officer also reminded Members that an application had previously been submitted by the applicant that included this site and was rejected on the basis that it may conflict with a future rail halt. This application is a resubmission with the contentious area of land having been removed.

It was moved and seconded that approval be granted and it was therefore:

Resolved: That approval be granted subject to the conditions listed in the report.

Reason: The proposed units are considered to be acceptable in this business location and would not result in undue harm to the residential amenity of the occupants of the nearby dwellings, subject to conditions. The proposed would be in character with the surrounding development and the development would accord with the NPPF, the Poppleton Neighbourhood Plan (2017), the Draft Local Plan 2005 and the Emerging Local Plan 2018. On balance, the proposal complies with the thrust of national and local planning policy.

**77. Urgent Business**

The Chair asked the Planning Officer to update the Committee on an application that had been accepted at the previous meeting of this committee (Millthorpe School [18/01162/FUL]).

The Officer stated that due to the committee revising the operational times of the MUGA detailed in the application, Sport England have objected to the varied condition. The application will therefore be sent to the Secretary of State, who will have the option to call in the application. If the application is not called in, the application will be approved as Members agreed on 20 March 2019.

Cllr J Galvin, Chair

[The meeting started at 4.30 pm and finished at 4.40 pm].