
MEETING	EAST AREA PLANNING SUB-COMMITTEE
DATE	27 SEPTEMBER 2007
PRESENT	COUNCILLORS MOORE (CHAIR), CREGAN (VICE-CHAIR), DOUGLAS, FIRTH, KING, VASSIE (EXCEPT FOR AGENDA ITEM 3C), WISEMAN, MORLEY (AS SUBSTITUTE FOR HYMAN), PIERCE (AS SUBSTITUTE FOR FUNNELL) AND D'AGORNE (AS SUBSTITUTE FOR TAYLOR)
APOLOGIES	COUNCILLORS FUNNELL, HYMAN AND TAYLOR

39. INSPECTION OF SITES

The following sites were inspected before the meeting:

Site	Attended by	Reason for Visit
Hallfield Road, York	Councillors Moore, Pierce and Wiseman	As an objection has been received and the application is recommended for approval
Plot E Airfield Business Park, Whitley Road, Elvington, York	Councillors Moore, Pierce, Vassie and Wiseman	To familiarise themselves with the site and to assess the impact on the Air Museum

40. DECLARATIONS OF INTEREST

Members were invited to declare at this point in the meeting any personal or prejudicial interests they might have in the business on the agenda.

Councillor Vassie declared a personal prejudicial interest in item 3a (Hallfield Road, York) as the Executive Member for Leisure & Culture. He left the room and took no part in the discussion and decision on this item.

Councillor Moore declared a personal non-prejudicial interest in item 3b (Plot E, Airfield Business Park, Whitley Road, Elvington, York) as one of the trustees of the Yorkshire Air Museum was known to him.

Councillor Wiseman declared a personal non-prejudicial interest in item 3b (Plot E, Airfield Business Park, Whitley Road, Elvington, York) as the chair of the board of trustees of the Yorkshire Air Museum was known to her.

Councillor Pierce declared a personal non-prejudicial interest in item 3b (Plot E, Airfield Business Park, Whitley Road, Elvington, York) as a former pilot.

Councillor Morley declared a personal prejudicial interest in item 3b (Plot E, Airfield Business Park, Whitley Road, Elvington, York) as he was the solicitor for one of the objectors. He left the room and took no part in the discussion and decision on this item.

Councillor D'Agorne declared a personal non-prejudicial interest in item 3c (The Coach House, Fulford Chase, York) as he had objected to previous applications on the site, which had affected his property, and confirmed that this application did not affect his property.

41. PUBLIC PARTICIPATION

It was reported that nobody had registered to speak, under the Council's Public Participation Scheme, on general issues within the remit of the Sub-Committee.

42. PLANS LIST

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

42a. Hallfield Road, York (07/01855/FUL)

Members considered a full application, submitted by City of York Council, for the erection of a sculpture at the junction of a cycle path with Hallfield Road and James Street link road.

Some Members expressed concern regarding the visual appearance of the sculpture and officers advised the quality of an individual piece of artwork was a matter of personal taste, rather than a planning consideration.

RESOLVED: That the application be approved subject to the conditions listed in the report.

REASON: In the opinion of the Local Planning Authority the proposal, subject to the conditions listed, would not cause undue harm to interests of acknowledged importance, with particular reference to visual appearance, public amenity and highway safety. As such the proposal complies with policy GP1 of the City of York Local Plan Deposit Draft.

42b. Plot E Airfield Business Park, Whitley Road, Elvington, York (07/01606/FULM)

Members considered a major full application, submitted by W. M. Birch and Sons Ltd., for the erection of 5 no. industrial units incorporating 1 no. single

storey unit block and 1 no. four unit block with car parking/servicing courtyard and associated landscaping.

A copy of the case officer's update had been circulated to Members. It reported receipt of three further letters of objection and a letter from the Yorkshire Air Museum. It also provided additional comments from the Council's Landscaping Officer and wording for a revised condition 9, relating to protection of trees. The case officer also verbally reported that the Council's Network Management section had requested the inclusion of a number of highways conditions and an informative. Copies of the most recent version of the plans were circulated to Members.

Representations were received in objection to the application, from the Director of the Yorkshire Air Museum, and in support of the application from the applicant. The Director of the Yorkshire Air Museum also circulated a photographic plan of the site.

Members expressed concerns about the height and dominance of the proposed building in relation to the Air Museum, and its design, given that it was a landmark site at the Museum's entrance. They also expressed the view that innovative features needed to be incorporated to reduce run-off and therefore the risk of flooding.

Councillor Vassie moved and Councillor D'Agorne seconded a motion to refuse the application, on the grounds of harm to visual amenity through overdominance of the proposed building on the entrance to the Air Museum. On being put to the vote, this motion was lost.

RESOLVED: That the application be deferred.

REASON: To address the issues raised relating to height and dominance, design and reduction of run-off.

42c. The Coach House, Fulford Chase, York (07/01886/FUL)

Members considered a full application, submitted by John Harrington, for a single storey flat roof rear extension.

RESOLVED: That the application be approved subject to the conditions listed in the report.

REASON: In the opinion of the Local Planning Authority the proposal, subject to the conditions listed, would not cause undue harm to interests of acknowledged importance, with particular reference to visual amenity, the Fulford Road conservation area, protected trees and residential amenity. As such the proposal complies with Policies H9 and E4 of the North Yorkshire County Structure Plan (Alteration No.3 Adopted 1995) and Policies HE2, HE3, H7 and T13 of the City of York Local Plan Deposit Draft.

R MOORE

Chair

The meeting started at 2.00 pm and finished at 3.05 pm.