



Notice of meeting of

Planning Committee

To: Councillors R Watson (Chair), Ayre, Boyce, D'Agorne, Firth, Funnell, Galvin, Horton, Hyman, Merrett (Vice-Chair), Moore, Morley, Reid, Simpson-Laing, B Watson and Wiseman

Date: Thursday, 24 March 2011

Time: 4.30 pm

Venue: The Guildhall, York

Please note that no site visits have been scheduled for this meeting.

AGENDA

1. **Declarations of Interest**

At this point, members are asked to declare any personal or prejudicial interests they may have in the business on this agenda.

2. **Minutes** (Pages 3 - 14)

To approve and sign the minutes of the last meeting of the Planning Committee held on 17 February 2011.

3. **Public Participation**

It is at this point in the meeting that members of the public who have registered their wish to speak can do so. The deadline for registering is by **5.00pm on Wednesday 23 March 2011**. Members of the public can speak on specific planning applications or on other agenda items or matters within the remit of the committee.

To register please contact the Democracy Officer for the meeting, on the details at the foot of this agenda.

4. Plans List

This item invites Members to determine the following planning applications:

a) 6 - 18, Hull Road, York (11/00050/OUTM) (Pages 15 - 30)

Demolition of existing dairy distribution facility and development of student accommodation comprising 123 unit clusters (329 bed spaces) in 5 no. blocks plus ancillary office and warden studio with associated access and parking [*Fishergate Ward*].

b) Beetle Bank Farm, Moor Lane, Murton, York YO19 5XD (11/00002/FULM) (Pages 31 - 44)

Change of use of land to visitor attraction comprising open farm and wildlife sanctuary with associated barn, two storey amenity building and car park [*Osbalwick Ward*].

c) Hungate Development Site, Hungate, York (10/02527/OUTM) (Pages 45 - 64)

Variation of Condition 3 of planning approval 08/00737/FUL for mixed use redevelopment to amend the approved plans and documents to allow revisions to the phase 2 building and to the siting of the focal building and variations of Condition 6 to allow an increase in height of the phase 2 building [*Guildhall Ward*].

d) Hungate Development Site, Hungate, York (10/02534/REMM) (Pages 65 - 82)

Variation of Conditions 1, 6 and 8 of planning approval 07/01901/REMM for the erection of part 5, part 6 storey residential building with ground floor commercial units to allow revisions to the elevations, an increase in height, an increase in the number of residential units from 154 to 175 and reduction in the amount of commercial floorspace [*Guildhall Ward*].

5. Three Conservation Area Appraisals for Strensall, Strensall Railway Buildings and Towthorpe Village Conservation Areas: Results of Consultation and Final Drafts for Approval. (Pages 83 - 178)

This report presents the results of a public consultation exercise on the three separate draft Conservation Area Character Appraisals

for the neighbouring conservation areas of Strensall, Strensall Railway Buildings and Towthorpe Village. The report recommends that, following minor revisions to the appraisals, they are approved as supporting documents to existing City of York Council conservation policies.

6. Any other business, which the Chair considers urgent under the Local Government Act 1972.

Democracy Officer:

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For more information about any of the following please contact the Democracy Officer responsible for servicing this meeting:

- Registering to speak
- Business of the meeting
- Any special arrangements
- Copies of reports

Contact details are set out above.