

MELSONBY PARISH COUNCIL

MINUTES OF EXTRAORDINARY PARISH COUNCIL MEETING

Held on Wednesday 4th May 2016 at 8.00pm at Melsonby Primary School

Present: Cllr Angus Stokoe (Chairman); Cllr Vince Elrington; Cllr W Nixon; Cllr Terry Sutton; Cllr Lisa Pratt; Cllr David Dixon; plus 8 residents.

1. Apologies

Clerk - Jill Welham, Cllr E Harrison

2. Declarations of Interest

Councillors are invited to declare any personal and/or prejudicial interests in matters appearing on the agenda, and the nature of their interest.

Cllr. W Nixon declared interest on planning issue 3(a)

3. Planning

a. Application received for consideration 16/00255/FULL - Full planning permission for demolition of workshop and erection of 4 no. 3 bed semi-detached houses at Nixon's Garage, 3 West Road, Melsonby.

Concerns were raised about parking the plans show 2 car parking spaces per house for this new development.

Concern about the current situation on Moor Road, vehicles being dangerously parked close to the junction causing problems for traffic turning into Moor Road from East/West Road.

Query about the laws relating to the height of walls and their removal. PC will look into the matter with planning and highways relating to the planning application.

The Chair mentioned a possibility that some houses could lose garden space in order to provide recessed parking off the road similar to that higher up on Moor Road.

A lot of Parishioners are concerned at the amount of vehicles parked there at present and what is going to happen to them. They will probably contact highways/PC directly about the situation.

Parishioners viewed plans on show from Cllr. W Nixon.

Highways have been notified of the planning application and are aware of the issues.

Cllr Nixon mentioned that parking on Moor Road has nothing to do with his application and it has been notified to highways who will be consulted as part of the planning process.

The deadline for comments from the PC is 10th May 2016.

A major problem has been raised by Cllr Nixon about the condition of the existing workshop building and he has received a rough estimate of £20,000 to repair.

RDC have stipulated that the new build should reflect the existing building.

Houses are to be private sale at a reasonable price.

Plans are proportionate with surroundings and sympathetic to the area.

Cllr W. Nixon left the meeting at 20:37.

Further questions were raised by the PC/Parishioners after Cllr. Nixon left the meeting.

What about the extra loading of water and drainage from the proposed new houses on an already overloaded system?

Parking is going to be an issue, causing potential problems with access and egress from the proposed new houses. The site is close to the corner which is a pinch point.

Concerns were raised that somebody could be injured (children) because of the parking problem.

Possibility of approaching bungalow owners/RDC to request that they lose some land in order to form a full length parking strip. Action is needed now to try and coincide this new planning proposal with the proposed Limegarth development to secure the option of the

suggested parking bay system which would be of benefit to existing residents as well as new residents moving in to the new developments.

It was also noted that no planning notices have been erected by RDC near the site. Clerk to bring this to the attention of RDC.

b. Update on Mulberry homes proposal for Village Hall.

Mulberry homes have come back with proposals for a bigger hall (approx. 18m x 18m) and repositioning the Hall near to a tree and the original proposed site for the hall would be used for housing – plans were handed round to councillors and parishioners.

The Chairman offered parishioners the chance of joining the Village Hall committee.

Parishioners asked about noise and curfew hours for late at night. PC stated that it is early days and the minutia details will be clarified at a later date.

4. St James Close Playpark Upgrade

To vote on approval to go ahead and apply for Yorventure grant based on revised estimate. The quotation has increased by £5000 and the revised total is now £29,128. The PC had agreed at the previous meeting that they would provide 15% of the total cost if the grant application is successful. All present agreed to proceed with the application.

5. Public Participation

Opportunity for residents to bring any other matters to the attention of the Parish Council. No further questions other than those listed above in relation to the planning application.

6. Date of next Meeting

To confirm the date for the next ordinary meeting of the Parish Council - Wednesday 25th May 2016. Annual Village meeting at 7pm followed at 7.30pm by the Annual Meeting of the Council.

Meeting closed at 20:50