



COUNCIL OF THE CITY OF RIPON MINUTES OF A PLANNING COMMITTEE MEETING

	<p>complement Princess Terrace)</p> <ul style="list-style-type: none"> • The planned 20 car-parking spaces for 29 residents are inadequate and it was felt that visitors to the site would be forced to park on North Street which would then impact on existing residents and patients visiting the dental surgeries etc. • McCarthy & Stone did respond by saying that they have provided more than enough spaces based on the results of several surveys that indicated that many residents of other similar sites do not have vehicles. A typical parking space to resident ratio would be 46% and the North Street site is actually at 70%. • However, the members still felt that since Ripon is in a primarily rural area and there would be more demand for cars and especially from visitors to the site. • McCarthy & Stone are confident that the residents would come from within a 2.5 mile radius of Ripon and that the site would appeal to those who do not require vehicles • The members still agreed that visitors would probably not be able to park on site and therefore would cause problems in North Street and other residential roads in the area. • Cllr Martin, on behalf of residents in Tower Road, asked the Highways representative what the impact would be from commercial vehicles using Tower Road. • Highways responded by explaining that commercial vehicles such as refuse and delivery lorries would be entering the site via North Street and then exiting via Tower Road and this would actually be safer than the current operation of reversing into Tower Road and out again for weekly refuse collections. There would be a manned CCTV and automatic barrier system in place to prevent unauthorised use of the route. • According to surveys carried out by McCarthy & Stone, Local residents have had some reservations about the project but are positive overall. <p>The question and answer session ended at 19.36hrs. All members of the public left the meeting.</p>
54-16	<p>Planning Updates.</p> <p>None brought forward.</p>
55-16	<p>Consultations on Planning Applications</p> <p>Ripon Lifelong Learning Centre HG4 2HD</p> <p>It was resolved that the Committee should object to this application if the original trees (which have been removed) are not replaced with semi-mature native species.</p> <p>‘The Council should write to HBC to request that progress of this application can be clearly communicated to RCC.</p> <p>Proposed – Cllr Williams Seconded – Cllr Martin</p> <p>RESOLVED by unanimous show of hands</p>
16/01921/FULMAJ	



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NY/2016/0039/FUL	<p>Ripon Grammar School HG4 2DG</p> <p>The council objected to this application on the grounds that the location of the pitch is unsuitable as it changes the aspect of Clothierholme Road and creates a barrier to the view of the school and grounds which have been enjoyed for more than a century. The location of the pitch should be moved to another area. Also, replacing real grass with artificial grass would probably cause drainage issues.</p> <p>Proposed – Cllr Williams Seconded – Cllr Bate</p> <p>RESOLVED by unanimous show of hands</p> <p>RCC should also write to the governors of Ripon Grammar School to express their disappointment in the proposal.</p> <p>Proposed – Cllr Williams Seconded – Cllr Hawke</p> <p>RESOLVED by unanimous show of hands</p>
16/02826/FULMAJ	<p>Land at Rotary Way Ripon</p> <p>The CDM’s report on Rotary Way development was received. It was agreed that the overall feeling of Ripon residents and from the Chamber of Trade is that the development will be welcomed.</p> <p>It was proposed that RCC would support the application if the developer could confirm that one of the unit pre-lets includes a major retail food company which is what the majority of Ripon feels is needed in the area.</p> <p>Proposed – Cllr Martin Seconded – Cllr McHardy</p> <p>RESOLVED by unanimous show of hands</p>
16/02799/ADV	<p>Rotary Way Ripon North Yorkshire</p> <p>Proposed – Cllr McHardy Seconded – Cllr Hawke</p> <p>It was resolved that the Committee has no objections to this application subject to HBC lighting & signage policy</p>
16/0280802/ADV	<p>82 North St. Ripon HG4 1DP</p> <p>Proposed – Cllr Hawke Seconded – Cllr Bate</p> <p>It was resolved that the Committee has no objections to this application subject to HBC lighting & signage policy</p>
16/02702/FUL	<p>St. Wilfrid’s Community Centre Coltsgate Hill Ripon</p> <p>Proposed – Cllr McHardy Seconded – Cllr Williams</p> <p>RESOLVED by unanimous show of hands with one abstention</p>
16/02421/FUL	<p>River House 29 Ure Bank Terrace Ripon HG4 1JG</p>



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	Proposed – Cllr Williams Seconded – Cllr Hawke RESOLVED by unanimous show of hands
16/02733/LB	18 Market Place Ripon HG4 1BW Proposed – Cllr Martin Seconded – Cllr Hawke It was resolved that the Committee has no objections to this application subject to the inclusion of appropriate disability access.
16/02661/LB	42 Kirkgate Ripon HG4 1PB Proposed – Cllr Martin Seconded – Cllr Hawke It was resolved that the Committee has no objections to this application but would like to see more diversity of businesses in Ripon.

The meeting closed at 19.25hrs.

SIGNED:

DATE

CHAIRMAN

ACKNOWLEDGED AT FULL COUNCIL MEETING FOR INFORMATION ONLY:

SIGNED:

DATE

THE RIGHT WORSHIPFUL THE MAYOR