

**Elloughton-cum-Brough Town Council**  
The Old Library, 44 Elloughton Road, Brough, HU15 1AE  
Write to: PO Box 124, Brough, HU15 1YH  
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Minutes of the Ordinary Meeting of the Planning and Highways committee held on Tuesday 14<sup>th</sup> November 2023 held in the The Old Library, Elloughton Road, Brough, HU15 1AE.

**Members Present:** Cllr C Duckles, Cllr S Duckles, Cllr Luckraft, Cllr Blee and Cllr Rennison

**Meeting Clerk:** Danika Lynch (Deputy Clerk)

**Public Forum:** Cllr Twining in attendance.

## MINUTES

**PL329/23**      **To accept apologies.**  
No apologies received.

**PL330/23**      **To accept Declarations of Interest relating to items on the agenda.**  
No declarations received.

**PL331/23**      **To confirm as a correct record the Minutes of the Planning Committee Meeting held on 10<sup>th</sup> October 2023.**

It was proposed by Cllr Blee, seconded by Cllr Luckraft and agreed unanimously that the minutes be accepted as a true and accurate record of the meeting.

**RESOLVED: Committee resolved to accept the minutes of the Planning Committee Meeting held on 10<sup>th</sup> October 2023 as a true and accurate record.**

**PL332/23**      **Planning applications received by Town Council**

**PL332.1/23**      **23/02733/CM** - Variation of Condition 1 (approved plans) of planning permission 22/01951/CM (Variation of Condition 2 (Approved Plans) of planning permission 18/03116/CM (Installation of an Anaerobic Digestion (AD) Plant including; Gas Entry Unit, Reception Hall/office, Dewatering Building, LV Building, Biogas storage dome, Flare, Upgrader and 1.8m high palisade fencing to allow for reconfiguration of and alterations to the Reception Hall and Dewatering Building) to allow the upgrade of equipment to 'Amine' system for efficient generation of mains power and emergency backup power for the site with additional heat capture and utilization for efficiency of the plant Location: Land South Of Wind Turbines Gibson Lane South Melton East Riding Of Yorkshire HU14 3HH.

It was proposed by Cllr S Duckles, seconded by Cllr Blee and agreed unanimously that the Town Council have no objections to this application but have concerns regarding the smell created from it, as experienced by other local installations.

Signature:

Date:

**RESOLVED: Committee resolved they have no objections to this application but have concerns regarding the smell created from it, as experienced by other local installations.**

**PL332.2/23**     **23/02735/VAR** – Variation of Condition 2 (Opening Hours) of planning permission 15/02085/PLF (Change of use of roofspace from office to gym) to allow for 24hr opening Location: Try Fitness Gym Limited Unit 7 Toft Court 39 Skillings Lane Brough East Riding Of Yorkshire HU15 1BA.

It was proposed by Cllr C Duckles, seconded by Cllr Rennison and agreed unanimously that the Town Council Elloughton cum Brough Town Council object strongly to this application as it is located in a residential area and the imposed conditions are there in the interest and benefit to the immediate residents.

**RESOLVED: Committee resolved to object strongly to this application as it is located in a residential area and the imposed conditions are there in the interest and benefit to the immediate residents.**

**PL332.3/23**     **23/02912/PLF** - Construction of dormer to front following removal of two existing dormers and erection of two storey extension to front over existing porch extension Location: 40 Welton Road Brough East Riding Of Yorkshire HU15 1DW

It was proposed by Cllr S Duckles, seconded by Cllr Luckraft and agreed unanimously that the Town Council object to this application as it provides an undue sense of overlooking due to the large expanse of upper windows, as well as it is not in keeping with the streetscene.

**RESOLVED: Committee resolved they have object to this application as it provides an undue sense of overlooking due to the large expanse of upper windows, as well as it is not in keeping with the streetscene.**

**PL332.4/23**     **23/02925/PLF** - Erection of single storey extension to front and side including attached garage following demolition of existing detached garage and conservatory Location: Lynton 51 Elloughton Road Brough East Riding Of Yorkshire HU15 1AP

It was proposed by Cllr Blee, seconded by Cllr Rennison and agreed unanimously that the Town Council have no objections to this application.

**RESOLVED: Committee resolved they have no objections to this application.**

**PL332.5/23**     **23/01442/PLF** - Erection of 3 dwellings with detached garages (AMENDED PLANS) Location: Site Of Whytridge Lodge 9 Welton Road Brough East Riding Of Yorkshire HU15 1DR

It was proposed by Cllr Rennison, seconded by Cllr C Duckles and agreed unanimously that the Town Council have object to this application and reiterate all their previous objections such as, an overdevelopment of the plot and an undue sense of overlooking created by the gradient of the land. Additionally, the Town Council supports the comments from the Highway Officer as well as the owner of the neighboring property, regarding problems with access and egress. Lastly, the Town Council suggests swift bricks be considered in the design detail.

Signature:

Date:

**RESOLVED: Committee resolved they object to this application and reiterate all their previous objections such as, an overdevelopment of the plot and an undue sense of overlooking created by the gradient of the land. Additionally, the Town Council supports the comments from the Highway Officer as well as the owner of the neighboring property, regarding problems with access and egress. Lastly, the Town Council suggests swift bricks be considered in the design detail.**

**PL333/23 Planning Applications – Notice of decisions.**

**PL333.1/23 23/02187/PLF – Granted with Conditions  
23/02179/PLF - Granted with Conditions  
23/01560/STVAR - Granted with Conditions  
23/02154/PLF – Granted with Conditions  
23/2598/PLF – Granted with Conditions  
22/03631/STREM – Granted with Conditions**

**RESOLVED: Council noted the planning application decisions.**

**PL334/23 Tree applications received by Town Council**

**PL334.1/23 23/03354/TCA – ELLOUGHTON CONSERVATION AREA - Fell 1 no. Willow tree due to severe lean caused by the other trees and lack of light, and concerns over potential damage to life and property caused by future bad weather Location: 8 Sands Lane Elloughton East Riding Of Yorkshire HU15 1JH**

It was proposed by Cllr C Duckles, seconded by Cllr Rennison and agreed unanimously that the Town Council have no comments but trust the recommendation of the tree officer. If a tree is removed, the Town Council would like to see it replaced with a mature native tree.

**RESOLVED: Committee resolved they have no comments but trust the recommendation of the tree officer. If a tree is removed, the Town Council would like to see it replaced with a mature native tree.**

**PL334.2/23 23/03381/TCA - ELLOUGHTON CONSERVATION AREA - Fell 1 no. Poplar tree (T1) due to poor quality and crown reduce 1 no. Ash tree (T2) by 3 metres due to overgrowth over the drive and highway Location: Elloughton Lodge 62 Main Street Elloughton East Riding Of Yorkshire HU15 1HU**

It was proposed by Cllr S Duckles, seconded by Cllr Luckraft and agreed unanimously that the Town Council have no comments but trust the recommendation of the tree officer. If a tree is removed, the Town Council would like to see it replaced with a mature native tree.

**RESOLVED: Committee resolved they have no comments but trust the recommendation of the tree officer. If a tree is removed, the Town Council would like to see it replaced with a mature native tree.**

Signature:

Date:

**PL335/23**

**To note the date of next meeting** – Tuesday 12<sup>th</sup> December 2023, commencing at 7:00 pm, to be held in the The Old Library, Elloughton Road, Brough, HU15 1AE.

**RESOLVED: Council resolved to note date and time of next meeting.**

**End Time: 8:04pm**

Signature:

Date: