

Bilsdale Midcable Parish Council

Minutes of special meeting, Wednesday 15th August 2018

In attendance: Cllrs M Bowes, D Hollingworth, C Devlin, I Brass and J Smith. R Chapman (Clerk) and 2 members of the public.

Cllr J Smith expressed a personal interest in item 3.

The purpose of this meeting was to determine the Council's response to 3 local planning applications:

1. NYM/2018/0451/FL Mount House Farm, Urra: *Reprofiling of land adjacent to track.*
Councillors had no objection to this application
2. NYM/2018/0479/FL Mount House Farm, Urra: *Maintaining of track and drainage works*
Councillors had no objection to this application
3. NYM/2018/0449/LB The Methodist Chapel, Chop Gate: *Conversion to holiday accommodation*

Councillors discussed this application at great length.

The overriding view was that the Council dearly hopes that a sustainable long term use can be found for this building which has been an important part of Chop Gate life over many years.

Despite any claims on the application, the Parish Council knows that there is no space for car parking at this location. However, visiting guests and people servicing the building are likely to attempt to park on the adjacent road or on the green lane. The former would cause danger and obstruction and would increase the chances of vehicles colliding with Forge House or the parked vehicles. The latter would obstruct a right of way that is also used for access to the neighbouring fields.

The Council also noted that the only area for guests to sit out and relax is immediately adjacent to and overlooking nearby properties and as such the amenity for those existing residents is likely to be harmed.

The Council looked at the planned alterations inside the building and had no objection to these.

The Parish Council therefore decided to object to the current proposal as it stands on the basis of inadequate parking provision and adverse impact on the amenity of existing neighbouring properties.

The Council also noted that as yet, there is no water supply and no sewerage provision for the building. Since there is no land associated with the building, these essential services can only be provided by agreement with neighbouring property owners. However, these points are only comments and not factors in the Council's objection.

R Chapman
Parish Clerk