

Colin Douthwaite

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Objection

From: Jeff House [jeffhouse@talktalk.net]
Sent: 20 October 2012 08:44
To: Development Management
Subject: Planning Application no 12/00868/FUL

RYEDALE DM

22 OCT 2012 EM

DEVELOPMENT
MANAGEMENT

Application number 12/00868/FUL

Weaverthorpe Parish Council met on 18th October 2012 to discuss the above application and the outcome was that the Council **OBJECTS** based on the following reasons:

Although the consultants report says the applicant has recently purchased the land, a phone call to Development Management confirmed that the owner is the same person that carried out work there in 2011. Shirley Wilson of RDC, was aware of several pieces of work that were carried out on the site in 2011, which the public were concerned about.

Chickens were kept in an enclosure on the site but towards the end of 2011 they were not being attended to. The chickens got out of the enclosure and were scavenging for food on the roadside. The chickens were fed and watered by some local people, but the owners were not seen for weeks. The RSPCA were called in by residents, who were concerned for the welfare of the livestock.

We therefore have a concern that if livestock were kept there, then the same may happen again, but if the pigs were left without food, the consequences would become a serious health hazard.

The creation of a large vehicle access, so close to the junction of the existing road will become a safety hazard, particularly as the road bends south just west of that junction and visibility is restricted already. This section of the Main Road is subject to the National Speed Limit of 60 mph, having HGV vehicles turning onto this road through a relatively small opening would constitute a danger to traffic travelling along Main Road. This is in contravention of Policy AG2 of the Ryedale Local Plan.

We do not understand the reference, on page 5 of the consultant's paper, to an existing building. There are no permanent buildings on the site at present.

The application states that manure will be removed from the site for use on land owned by local farmers. There is no mention of how many vehicle movements will be required to move the manure.

The application says there is no flood risk, however the land is adjacent to a flood risk area on the Environment Agency Flood Map.

There is no proposal to provide drainage, so where will the waste water from pressure washing and cleaning out the barn 4 times per year, go to? The application says that surface water goes to a soak away. We believe that water that is contaminated from the cleaning out of the building, should not go to a soak away.

Section 16 of the application says that there will be no trade effluent or waste. What will happen to the waste created by the pigs?

The application states that the applicant has no intention of living at the site, but these situations change. We trust that the applicant knows that this site is outside of the village development limits.

It is the view of Weaverthorpe Parish Council that the applicant would have less resistance if he were to consider carrying out this business in one of the established agricultural sites which are available to purchase in the area, rather than trying to change the use of this particular site.

No planning notice has been erected adjacent to the site to allow residents the opportunity to comment on the proposals.

A previous owner of the site applied for a change of use on 2006. This application was refused and nothing has changed in regard to the use of the land since then.

Jeff House
Clerk to Weaverthorpe Parish Council
Mobile: 07901 661508
e mail: jeffhouse@talktalk.net