

**RYEDALE DISTRICT COUNCIL
PLANNING COMMITTEE**

SCHEDULE OF ITEMS TO BE DETERMINED BY THE COMMITTEE

PLANS WILL BE AVAILABLE FOR INSPECTION 30 MINUTES BEFORE THE MEETING

Item Number: 6
Application No: 17/01536/MFUL
Parish: Pickering Town Council
Appn. Type: Full Application Major
Applicant: Persimmon Homes (Yorkshire)(Mr Craig Woolmer)
Proposal: Erection of 24no. four bedroom dwellings, 75no. three bedroom dwellings, 50no. two bedroom dwellings and 14no. one bedroom dwellings with associated access, garaging, parking, infrastructure, landscaping and public open space
Location: Land South Of Firthland Road Pickering North Yorkshire

Registration Date: 15 January 2018
8/13 Wk Expiry Date: 16 April 2018
Overall Expiry Date: 1 March 2018
Case Officer: Rachael Balmer **Ext:** 357

CONSULTATIONS:

Public Rights Of Way	Await response
Yorkshire Water Land Use Planning	Comments
North Yorkshire Education Authority	Comments
Countryside Officer	Comments and recommendations
Designing Out Crime Officer (DOCO)	Recommendations
Archaeology Section	Recommend conditions
Environmental Health Officer	Recommend condition
Housing Services	Comments and support
Sustainable Places Team (Environment-Agency Yorkshire Area)	Await response
Yorkshire Housing	Recommends approval
Vale Of Pickering Internal Drainage Boards	Objections
Parish Council	Objections
Highways North Yorkshire	Await response
North Yorkshire Education Authority	Additional comments
Lead Local Flood Authority	Comments and recommendations

Neighbour responses: Mrs S Russell, Mr And Mrs Holtby, L Keld, Richard Kimmings, Dr Paul Robb, Mr Bruce Corfe, Mrs Kathy Nicol, Mr David Hutchinson, Mr Richard Kimmings, Miss Amanda Fields, Mr & Mrs Lawrence, Mr E J Putniorz,

In total this application is for the erection of 163 dwellings with associated garaging, parking, amenity areas, open space, ecological area, landscaping, associated infrastructure and the formation of vehicular access onto Firthland Road, Pickering. The application is a Major application and will ultimately be determined by Planning Committee. At this stage, there are some key technical consultees outstanding and it is not possible therefore to present a full Officer report to Members, or to determine the application at the present time. The application has, however, already generated significant level of interest and in the interests of making timely progress, Officers consider that it would be beneficial if

PLANNING COMMITTEE

13 March 2018

Members undertook a Site Inspection in order obtain a greater understanding of the site and its surroundings as large parts of the site are not open to public view. It is anticipated that a full Officer report will be presented to a future meeting of the Planning Committee.

RECOMMENDATION: **Site Inspection**