

AM

LILLINGS AMBO PARISH COUNCIL.

Clerk. Mrs A.Bailey. Rose Villa. West Lilling. York. YO60 6RP

19-6-2014

RYEDALE DISTRICT COUNCIL

23 JUN 2014

DEVELOPMENT

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Karen Hood.  
Managing Development Leader.  
Ryedale District Council

Dear Karen Hood,

At a meeting of the Lillings Ambo Parish Council held on 10<sup>th</sup> June 2014 the following revised planning application was considered.

Application No 14/00593/FUL. J and J Properties.

Village Farm. Goose Track Lane. West Lilling.

The council would like to pass on the following comments in the same order as our previous letter of 3-1-2014.

1. Road Safety/Car Parking.

We discussed again the "building line versus part intrusion outside the village envelope" issue and we are of the unanimous view that the position of both the replacement Yew Tree dwelling (+ garage & turning/parking area) and the three new-build properties (+ their garages & turning /parking areas ) should all be moved in a S/SSW direction by between 3 & 4 metres. From the most important SAFETY angle, this would enable a lay-by to be considered for further off-highway parking. Everyone in Lilling is cognisant of the high volume of particularly HGV traffic, often travelling, we believe, at less than cautious speeds through the village and the council remains very concerned. We believe that any new-build properties should be moved away from the highway if possible, and in this case, there would be gradual reduction in the building line as you enter Lilling from the south i.e. Broadacres, Ambleside, Yew Tree Cottage, and 3 new build houses and then Village Farm on its original site.

The council noted the improved passing place scheme between Yew Tree House and the new build houses.
2. Foul Sewage & Surface Water Drainage.

Please clarify if it is the case that if;

  - a) Ryedale District Council approves.
  - b) Yorkshire Water approves
  - c) There are no objections from neighbours who may be affected, then Lillings Ambo Parish Council cannot insist on mains drainage being used.

Concerns re position of replacement & new dwelling + driveway on mains drainage request + requests garage condition.

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3. Garages To South Side Of Village Farm.

We reiterate that there should be a "garaging only" clause, our concerns being noise levels and adjacent dwellings.

Yours sincerely

J.L.C.Pratt.

Chairman of Lillings Ambo Parish Council.