



BOROUGHBRIDGE TOWN COUNCIL

1 HALL SQUARE, BOROUGHBRIDGE, NORTH YORKSHIRE, YO51 9AN

www.boroughbridge.org.uk

info@boroughbridge.org.uk

Tel: 01423 322956

PLANNING COMMITTEE MEETING MINUTES – Tuesday 7th July 2026 at 18.00

Planning Committee Members Present: Cllr Sean Hynes (Chair), Cllr Zoe Metcalfe (Deputy Chair), Cllr Rob Young. Clerk Liz Leatherbarrow (who took the minutes).

The meeting started at 18:06

96. Apologies for absence

Cllr Simon Ashley

97. Declarations of interest in items on the agenda

None declared.

98. Parish Council Notifications for consultation received since the last Planning Committee Meeting

98a) APPLICATION NO: 26/02334/FUL

PROPOSAL: Erection of a detached garage to accommodate six vehicles, measuring approximately 18 metres × 8.5 metres with a ridge height of 6 metres, together with associated hardscaping.

LOCATION: Glebelands Farm Grafton Lane Aldborough North Yorkshire YO51 9HF

GRID REF: E 440451 N 464890

APPLICANT: Mr Martin Brady

PUBLIC ACCESS: [26/02334/FUL | Erection of a detached garage to accommodate six vehicles, measuring approximately 18 metres × 8.5 metres with a ridge height of 6 metres, together with associated hardscaping. | Glebelands Farm Grafton Lane Aldborough North Yorkshire YO51 9HF](#)

The committee reviewed the documents attached to the application and discussed issues raised.

When discussion ended the committee unanimously agreed to give response

B- The Parish Council objects on the planning grounds set below:

The size and scale of the proposed development are disproportionately large when compared to the existing property.

98b) APPLICATION NO: 26/02893/TPO

PROPOSAL: Crown lift (by 2m) of 1 No. Sycamore (T1 on submitted plan) of Tree Preservation Order No. R39/2026 (HAR)

LOCATION: The Stoneyard 12 Fishergate Boroughbridge North Yorkshire YO51 9AL

GRID REF: E 439653 N 466821

APPLICANT: David Baker

PUBLIC ACCESS: [26/02893/TPO | Crown lift \(by 2m\) of 1 No. Sycamore \(T1 on submitted plan\) of Tree Preservation Order No. R39/2026 \(HAR\) | The Stoneyard 12 Fishergate Boroughbridge North Yorkshire YO51 9AL](#)

The committee reviewed the documents attached to the application and discussed issues raised.
When discussion ended the committee unanimously agreed to give response:

A- The Parish Council has no objections

98c) APPLICATION NO: 26/02873/FUL

PROPOSAL: Single storey rear extension.

LOCATION: Ornham Grange Stump Cross To Grafton Grange Boroughbridge North Yorkshire YO51 9JH

GRID REF: E 439982 N 463768

APPLICANT: Mr Darren Melbourne

PUBLIC ACCESS: [26/02873/FUL | Single storey rear extension. | Ornham Grange Stump Cross To Grafton Grange Boroughbridge North Yorkshire YO51 9JH](#)

The committee reviewed the documents attached to the application and discussed issues raised.
When discussion ended the committee unanimously agreed to give response:

A- The Parish Council has no objections

99. Decision Notifications over the last month

100. Planning Breaches/Enforcements received over the last month

100a) Planning Enforcement

CASE NO: 26/00410/BRPC15

LOCATION: Greystones Residential Development Stump Cross To Aldborough Boroughbridge North Yorkshire

ALLEGED BREACH: Alleged breach of condition 2 of planning permission reference GT17/02937/FULMAJ in respect of pond on site Greystones Residential Development Stump Cross to Aldborough Boroughbridge North Yorkshire

NOTED

101. Appeals received over the last month

None received.

102. North Yorkshire Local Plans

102a) North Yorkshire Council has received independent neighbourhood plan proposals for consultation, from:

- Bulmer – <https://northyorks-consult.objective.co.uk/kpse/event/424172AA-1733-41D7-8659-295800567EBE>
- Kirkby Malzeard, Laverton and Dallowgill – <https://northyorks.objective.co.uk/kpse/event/135A0057-9DC4-4845-8995-5EAF114AE44>

NOTED

103. Other Correspondence

103.1 YLCA Planning Consultant Advice regarding Water Authorities

NOTED

104. To consider any tracked Applications and new changes to Planning notifications

No tracked applications currently.

105. Matters to consider/review

105.1 To consider the current situation with Co-op site for development on Horsefair

Cllr Metcalfe had a report to share:

The architects employed for the site have been identified as a company in Leeds. Contact was made with the company to ask about the current situation regarding the site, including the concerns and complaints received from local residents about the poor, unkempt appearance of the site. It was explained that when the Co-op experienced cyber-attacks (alongside Marks & Spencer) last year it resulted in them putting a hold on all site decisions. This has affected development of this site.

The architect confirmed planning remains live, but no decision has been made on the site going forward. The concerns and complaints shared by Cllr Metcalfe were all noted and the architect reported they were committed to chasing the Co-op for a decision about the site and would suggest exploring hoarding or tidying of the site given the negative resident complaints.

Planning permission obtained on the site will expire after 3 years, so a decision will be required soon from the Co-op with regards to how they will proceed.

The architect agreed to a follow-up call in a couple of weeks to share progress/actions taken.

Cllr Hynes thanked Cllr Metcalfe on behalf of the committee and council for her investigations and efforts to help improve the appearance of the site.

The meeting ended at 18:16

Signed:

Date:

Mayor and Chair of Council