



**BOROUGHBRIDGE TOWN COUNCIL**

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

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Liz Leatherbarrow  
Town Clerk

**Tuesday 25<sup>th</sup> March 2025**

Dear Councillors,

I hereby summon you to the following meeting of **BOROUGHBRIDGE TOWN COUNCIL** to be held  
**in the Council Offices.**

**PLANNING COMMITTEE MEETING**

**Tuesday 1<sup>st</sup> April 2025 at 18.00.**

Please see the agenda for the meeting below:

**Notes:**

Members are reminded of the need to consider whether they have any pecuniary or non-pecuniary interest to declare on any of the items on this agenda and, if so, of the need to explain the reason(s) why. Queries *should be addressed to the Monitoring Officer Ms Jennifer Norton 01423 556036.*

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**PLANNING COMMITTEE MEETING AGENDA – Tuesday 1<sup>st</sup> April 2025 at 18.00**

**1. Apologies for absence**

**2. Declarations of interest in items on the agenda -**

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

**3a) APPLICATION NO: 6.64.861.FUL ZC25/00506/FUL**

**PROPOSAL:** New independent Double Garage to front of existing Dwelling House

**LOCATION:** 14 Fulmar Drive Boroughbridge York North Yorkshire YO51 9RR

**GRID REF:** E 439829 N 465464

**APPLICANT:** Mrs Grace Lancaster

**PUBLIC ACCESS:**

<https://uniformonline.harrogate.gov.uk/online->

[applications/applicationDetails.do?activeTab=summary&keyVal=SRU4TWHYK6000](https://uniformonline.harrogate.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SRU4TWHYK6000)

**3b) APPLICATION NO: 6.64.490.C.FUL ZC25/00678/FUL**

**PROPOSAL:** Construction of a detached self build dwelling

**LOCATION:** The Poplars Wetherby Road Boroughbridge York North Yorkshire YO51 9HS

**GRID REF:** E 439448 N 466158

**APPLICANT:** Mr D Laycock

**PUBLIC ACCESS:**

<https://uniformonline.harrogate.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SSJWPSHYKI000>

**3c) APPLICATION NO: 6.64.857.A.FUL ZC25/00771/FUL**

**PROPOSAL:** Replacement of 11no ground floor windows and doors.

**LOCATION:** The Stoneyard 12 Fishergate Boroughbridge North Yorkshire

**GRID REF:** E 439653 N 466821

**APPLICANT:** Mr Dave Baker

**PUBLIC ACCESS:**

<https://uniformonline.harrogate.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SSWJQNHY0EK00>

**3d) APPLICATION NO: 6.64.555.J.TPO ZC25/00903/TPO**

**PROPOSAL:** Felling of 4no. Sycamore (T36, T37, T38, T39) and 1no. Oak (T44) within Tree Preservation Order 58/2017.

**LOCATION:** Land At Stump Cross Farm Boroughbridge York North Yorkshire YO51 9HT

**GRID REF:** E 439794 N 465269

**APPLICANT:** Miss Anna Mason

**PUBLIC ACCESS:**

<https://uniformonline.harrogate.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=ST9ZMJHYKUV00>

**3e) APPLICATION NO: 6.47.52.H.REMMAJ ZC23/04592/REMMAJ**

**PROPOSAL:** Approval of reserved matters for access, appearance, landscaping, layout and scale of a Motorway Service Area to the west side of the A1(M) with vehicular over bridge to and from southbound carriageway and partial diversion of the A168, including associated infrastructure and staff access from B6265, allowed under planning appeal APP/E2734/W/20/3245778 and accompanied by an Environmental Statement, and varied, also accompanied by an Environmental Statement, in terms of slip road lengths, permissible height of the eastern dumbbell roundabout and minor amendments to the indicative design of associated infrastructure and landscape works by Section 73 permission ZC23/01168/DVCMMAJ. REVISED AND ADDITIONAL DETAILS RECEIVED 10 MARCH 2025.

**LOCATION:** Land Adjacent To The A1(M) Between Junctions 48 And 49 Near Kirby Hill Harrogate YO51 9DP

**GRID REF:** E 438285 N 469181

**APPLICANT:** Applegreen Ltd

**PUBLIC ACCESS:**

<https://uniformonline.harrogate.gov.uk/onlineapplications/applicationDetails.do?activeTab=summary&keyVal=S60Y4ZHYJFG00>

**4. Decision Notifications received over the last month.**

**4a) Decision No ZC24/04152/FUL**

**PROPOSAL:** Raise the ridge of the garage located on the north side of the site by 1m to create an upper floor, not to be a rentable space.

**LOCATION:** 12 Springfield Road Boroughbridge York North Yorkshire YO51 9AZ

**APPLICANT:** Mr Nik Pitts

***North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 1 January 2025 for Full Planning Permission, as described above, have resolved to***

***REFUSE PLANNING PERMISSION***

**4b) Decision No ZC25/00177/TPO**

**PROPOSAL:** Lateral reduction (by 2m) of 1 no. Black Poplar (T1) within Tree Preservation Order 32/2016.

**LOCATION:** Otters Holt Mill Lane Boroughbridge York North Yorkshire YO51 9LH

**APPLICANT:** Mr Derek Bond

***North Yorkshire Council being the Local Planning Authority for the purposes of the application received on 22 January 2025 for consent to carryout tree works, as described above, have resolved to***

***GRANT CONSENT SUBJECT TO CONDITIONS.***

**5. Planning Breaches/Enforcements received over the last month.**

**5a) CASE NO: 25/00038/PR15**

**LOCATION:** Manor Farm Boroughbridge North Yorkshire

**ALLEGED BREACH:** Potential timber processing

**PLANNING REF:** 18/04172/FUL

**6. OTHER CORRESPONDENCE**

**6a) Letter** with information from Sam Fleming, Planning Officer, NYC: [sam.fleming@northyorks.gov.uk](mailto:sam.fleming@northyorks.gov.uk)  
*Tel: 01609 798206.*

**TPO No. 07/2025 (HAR)**

**TPO NO 07/2025 (HAR)** The Castle Aldborough York North Yorkshire YO51 9ER

**T1 Cypress 440646 466494**

**T3 Cypress 440647 466498**

**T2 Cypress 440646 466494**

**6b) Letter Re Tree Preservation Orders in Conservation Area of Boroughbridge TPO 13/2025 (HAR)**

**6c) Letter** received from Helen Whitby, Senior Planning Assistant:

[planning.appeals.har@northyorks.gov.uk](mailto:planning.appeals.har@northyorks.gov.uk) *Tel: 01423 556642 :*

**Our Ref: 24/00071/REFTPO ZC24/03155/TPO**

**TOWN AND COUNTRY PLANNING ACT 1990**

**APPEAL BY:** MacAlister

**SITE AT:** 29 St James Meadow Boroughbridge York North Yorkshire YO51 9NW

**PROPOSAL:** Monolith to a height of 3m, 2no. Oak trees (T1 & T2) within G2 of Tree Preservation Order No. 21/1990.

**COUNCIL REF:** 24/00071/REFTPO

**APPEAL REF:**

**APPEAL START DATE: 26 February 2025**

*"I am writing to let you know that an appeal has been made to the Secretary of State for Communities and Local Government in respect of the proposed development on the above site. The appeal is against the Council's refusal of Tree Preservation Order consent..."*

*... "The order took effect, on a provisional basis, on 26 February 2025. It will continue in force on this basis for a further six months or until the council confirms the order, whichever occurs first. The consultation period with the affected parties will expire on 4 April 2025.*

*We will write to you again when that decision has been made."*

*Following the Openness of Local Government Bodies Regulations 2014, the right to record, film and to broadcast meetings of the Council, Committees and Sub Committees is established, but anyone wishing to do so, should advise the Clerk or Chair of the Council, to ensure compliance with BTC's adopted policy to effectively and lawfully manage this activity.*