

Cottingham Parish Council



PLANNING COMMITTEE MEETING
HELD AT PARISH COUNCIL OFFICE, 9 THE COTTAGES, MARKET GREEN,
COTTINGHAM
AT 7PM ON TUESDAY 28th OCTOBER 2025

MINUTES

PRESENT: Cllrs: Jump, Casson, Graves, Kemp, Kind, Longbottom, Marten & Stather
 Clerk: J Price
 11 members of the public were present

2143 DECLARATION OF INTERESTS

There were no declarations of interest

2144 TO RECEIVE AND APPROVE APOLOGIES

Apologies were received from Cllrs Larkin, Porteus and Ward

Resolved: that apologies be accepted

2145 TO RECEIVE CORRESPONDENCE & NOTICES OF DECISION (SEE ATTACHED SHEET)

2145.1 Notices of Decision had been circulated to Councillors in advance of the meeting

Resolved: that the report be noted

2146 TO CONSIDER PLANNING APPLICATIONS OUTSTANDING SINCE THE DATE OF THE LAST MEETING

2146.1 Councillors considered Planning Applications outstanding since the date of the last meeting, Cllr Casson did not comment on any of the applications

25/02678/PLF

Erection of detached dwelling with construction of associated access, land north of 20 Lund Avenue, Cottingham HU16 5LL

A representative of the residents from Lund Avenue made representations to the Parish Council outlining their objections to the this application.

Resolved:

Parish Council Office: 9 The Cottages, Market Green, Cottingham, East Yorkshire HU16 5QG

Tel: 01482 847623 E-mail: clerk@cottinghamparishcouncil.gov.uk

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Chair: Councillor Julia Marten Tel: 01482 843399 Clerks: N Pape/J Price

- i. **that Cottingham Parish Council recommends refusal of this application on the grounds that the proposed development is too large for the site and will constitute overdevelopment of the site; that it will cause overshadowing of neighbouring properties; it is not in keeping with the street scene and out of character for Lund Avenue; that the proposal is not compliant with the ERYC Design Guide and the Cottingham Neighbourhood Plan; that landscaping is not provided to the proposed parking area, and concerns about flood risk and drainage issues, and**
- ii. **that Cottingham Parish Council requests that this application is determined by the appropriate Planning Committee.**

25/02825/TPO

TPO - NEWGATE STREET, COTTINGHAM - 1971 (REF 126) A1 - COTTINGHAM CONSERVATION AREA - T1: Leyland Cypress - Fell due to being over mature and large for situation within garden; T2: Monterey Cypress - Fell due to poor form having been subdued by neighbouring trees in tightly planted group; T3: Monterey Cypress - Fell due to poor form having been subdued by neighbouring trees in tightly planted group; T4: Cedar - Fell due to poor form having been subdued by neighbouring trees in tightly planted group; T5: Lawson Cypress - Fell due to poor form and having been subdued by neighbouring trees in tightly planted group; T6: Leyland Cypress - Fell due to being over mature and large for situation within garden; T7: Yew - Crown reduce by 2m and re-balance to provide better form after having been crowded by larger trees in group, Glenwood, 33 Newgate Street, Cottingham HU16 4DY

Resolved: that Cottingham Parish Council supports the recommendation of the East Riding Council Tree Officer but would like to request that the applicant is encouraged to plant trees to replace those being removed.

25/02933/TCA

COTTINGHAM CONSERVATION AREA - Crown lift 15 no. Yew trees (T2, T3, T4, T5, T6, T7, T8, T9, T10, T11, T12, T13, T14, T15 & T16) and 1 no. Holly tree (T17) to 6 metres above ground level to provide clearance for vehicular access in order for the bins to be collected; Fell 1 no. Hawthorn tree (T18) to provide sufficient clearance to the property, Southlands Hall, 75 Thwaite Street, Cottingham HU16 4RB

Resolved: that Cottingham Parish Council supports the recommendation of the East Riding Council Tree Officer but would like to request that the applicant is encouraged to plant trees to replace those being removed.

25/02797/VAR

Variation of Condition 11 (Approved Plans) or Planning Permission 25/00264/VAR (Variation of Condition 11 (approved plans) of planning permission 21/03512/PLF (Erection of 2 two storey detached dwellings with associated parking and construction of vehicular access to rear) to allow for the installation of roof lights and alterations to dormer windows (Retrospective), Land West of 81 Harland Way, Cottingham HU16 5PT

Resolved: that Cottingham Parish Council recommends refusal of this application, on the grounds that the proposal will have an adverse impact on neighbouring properties due to the size of the windows and the fact they will

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overlook adjacent properties and that if officers are minded to approve the application that obscured glazing is used.

25/02534/PLF

Erection of single storey extension to rear following demolition of existing conservatory, 28 Longmans Lane, Cottingham HU16 4EA

Resolved: that Cottingham Parish Council recommends approval of this application.

25/02884/TCA

COTTINGHAM CONSERVATION AREA - Crown reduce 1no. Judas tree via removal of 1no. branch (as illustrated) as it is growing over the neighbouring property and damaging roof tiles, Thwaite Gardens, 57 Thwaite Street, Cottingham

Resolved: that Cottingham Parish Council supports the recommendation of the East Riding Council Tree Officer

25/02946/TCA

COTTINGHAM CONSERVATION AREA - Remove 1 no. Fir tree due to concerns of safety and associated damage to wall, 51 South Street, Cottingham HU16 4AH

Resolved: that Cottingham Parish Council supports the recommendation of the East Riding Council Tree Officer but would like to request that the applicant is encouraged to plant trees to replace those being removed.

25/02791/PLF

Creation of a 3G Artificial Grass Pitch (AGP) with perimeter fencing, hardstanding areas, storage container, floodlights, access footpath and associated bund, Playing Field, Cottingham High School And Sixth Form College, Harland Way, Cottingham

Resolved: that Cottingham Parish Council recommends refusal of this application on the grounds that the proposed closing time is too late; that the proposal will generate excessive noise ,vehicular traffic and light pollution and will negatively impact residents' right to quiet enjoyment of their neighbourhood.

25/02950/PLF

Erection of single storey extension to front with associated alterations, 48 Langdale Crescent, Cottingham HU16 5DL

Resolved: that Cottingham Parish Council recommends approval of this application.

25/02832/PLF

Construction of dormer to front, 3 Canada Drive, Cottingham HU16 5EA

Resolved: that Cottingham Parish Council recommends refusal of this application on the grounds that the proposal will alter the street scene and is out

of character for Canada Drive, and that the proposal unbalances the adjacent semi as all the other large dormers are on the side of properties rather than the front.

25/02764/PLF

Erection of single storey extension to side following demolition of existing, 16 Formby Close, Cottingham HU16 4QW

Resolved: that Cottingham Parish Council recommends approval of this application.

25/02992/TCA

COTTINGHAM CONSERVATION AREA - Crown reduce laterally 4no. Holly trees by 1m with a crown reduction in height by 3m; Crown reduce laterally 1no. Lime tree by 1.5m with a crown reduction in height by 3m, Holtby House, Thwaite Street, Cottingham HU16 4QZ

Resolved: that Cottingham Parish Council supports the recommendation of the East Riding Council Tree Officer

2147 TO RECEIVE UPDATE ON THE PROPOSED INSTALLATION OF SPEED INDICATOR DEVICES

2147.1 The Clerk reported that a response had been received from East Riding Council agreeing to all of the proposed sites except Northgate near to Park Lane, and no response had been received in relation to the proposed site at Northgate near to Caukeel Lane. Further clarification had been sought about whether the SIDs could be powered from and/or attached to lampposts and this was awaited, along with clarification regarding who would be authorised to move them periodically. Once a response had been received the Parish Council could move to submitting an application to the PCC for grant funding towards the costs.

Resolved: that the report be noted and the email thread be forwarded to Councilor Casson to pursue with ERYC.

2148 TO CONSIDER PEDESTRIAN ACCESS TO ALDI ENTRANCE

The Clerk referred to correspondence from a resident whose relative had fallen on the steps up to Aldi and was requesting support in amending the height of the hand rail.

Resolved: that the Clerk writes to ALDI highlighting the issue and requesting that they investigate possible remedial action.

2149 ITEMS FOR THE NEXT AGENDA (DISCUSSION ITEMS ONLY)

Items for next agenda:

**Progress with Speed Indicator Device proposals
Possibility of creating a 'treebank'**

Date of Next Planning Meeting (dependent on applications received): **Tuesday 18th November 2025**

There was no other business, and the Chair closed the meeting at **7.56pm**.

..... Chair of the Parish Council