



PANNETT PARK | WHITBY | YO21 1RE  
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Dear Councillor,

23 October 2024

Your attendance is requested at a meeting of the **PLANNING & LICENSING COMMITTEE** to be held in Pannett Art Gallery, on **Tuesday 29 October 2024 at 5pm**, the agenda for which is set out below.

Anne Cowey  
Deputy Clerk & Civic Officer

To: Councillors, P Bolton, R Dalrymple, J Harston and  
Mrs E Mulheran  
*Substitute Cllr J Nock.*

**NOTICE OF MEETING – Public Notice of the Meeting is given in accordance with Schedule 12, paragraph 10 (2) of the Local Government Act 1972**

## AGENDA

- 1. APOLOGIES**  
To receive apologies for inability to attend
- 2. DECLARATION OF INTERESTS**  
To declare any disclosable pecuniary interests or any other interests which members may have in the following agenda items and attached planning applications and consider any dispensation requests.
- 3. PUBLIC PARTICIPATION**  
Standing Orders will be suspended for up to 15 minutes to allow for questions or statements about business items on the agenda, submitted by members of the public (limited to 3 mins per person).
- 4. MINUTES** **page 5**  
To confirm as a correct record the minutes of the meetings of the Planning and Licencing Committee held on the 24 September 2024 (attached)
- 5. PLANNING APPLICATIONS**  
To consider the attached planning applications – Appendix A.
- 6. LISTED BUILDINGS**  
To highlight any concern people may have relating to listed buildings within the Parish of Whitby.
- 7. LICENCING**  
To consider any Licencing applications for Whitby

**8. APPEAL**

Town & Country Planning Act 1990 S78 (As Amended) Notice of Receipt of Planning Appeal against Refusal of a Householder application.

Erection of single and three storey extensions to front, link extension to garage and three storey extension to side and rear with ground and second floor rear roof terraces and associated alterations. 65 Ruswarp Lane, YO21 1ND, Ali Tahmessebi

## Appendix A

### Planning Applications to be Considered on 29 October 2024

**1**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
          24/092                      ZF24/01348/LB                      Spital Bridge

*Case Officer*

*Applicant*                      *House Name*                      *Road*                      *Locality*  
 North Yorkshire Council (Ben Savage)    Spital Old Bridge                      Spital Bridge

*Town*                              *County*                      *Post Code*                      *Application date*  
 WHITBY                              North Yorkshire                                           16/09/24

**Anchoring of arch barrel, stitching stone abutment, and pressure pointing all loose or missing mortar, North Yorkshire Council (Ben Savage), Spital Old Bridge, Spital Bridge, WHITBY, North Yorkshire**

*Web link*

**2**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
          24/093                      ZF24/01403/HS                      Carr Hall Gardens                      29.10.24

*Case Officer*

*Applicant*                      *House Name*                      *Road*                      *Locality*  
 Mrs Sandra Brown                      6 Carr Hall Gardens                      The Carrs                      Ruswarp

*Town*                              *County*                      *Post Code*                      *Application date*  
 WHITBY                              North Yorkshire                      YO211RW                      27/09/24

**Replacement of timber windows and doors with upvc, Mrs Sandra Brown, 6 Carr Hall Gardens, The Carrs, Ruswarp, WHITBY, North Yorkshire, YO211RW**

*Web link*

**3**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
          24/094                      ZF24/01418/FL                      Guisborough Road                      29.10.24

*Case Officer*

*Applicant*                      *House Name*                      *Road*                      *Locality*  
 The Inn Collection Group                      The Stables                      Guisborough Road

*Town*                              *County*                      *Post Code*                      *Application date*  
 WHITBY                              North Yorkshire                      YO211TL                      30/10/24

**Extension to existing car park and erection of new bicycle store, The Inn Collection Group, The Stables, Guisborough Road, WHITBY, North Yorkshire, YO211TL**

*Web link*

**4**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
          24/095                      ZF24/01314/HS                      Canterbury Close                      29.10.24

*Case Officer*

*Applicant*                      *House Name*                      *Road*                      *Locality*  
 Mr Mark Young                                                   1 Canterbury Close

*Town*                              *County*                      *Post Code*                      *Application date*  
 WHITBY                              North Yorkshire                      YO211NS                      07/10/24

**Erection of single storey side extension Mr Mark Young, 1 Canterbury Close, WHITBY, North Yorkshire, YO211NS**

*Web link*

**5**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
           **24/096**                    ZF24/01537/LB                    Sandgate                    29.10.24

*Case Officer*  
*Applicant*                    *House Name*                    *Road*                    *Locality*  
 Mr Martin Lawrence                    5C Sandgate

*Town*                    *County*                    *Post Code*                    *Application date*  
 WHITBY                    North Yorkshire                    YO224DB                    07/10/24

**Installation of replacement timber front door, Mr Martin Lawrence, 5C Sandgate, WHITBY, North Yorkshire, YO224DB**  
*Web link*

**6**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
           **24/097**                    ZF24/01525/HS                    Normanby Terrace                    29.10.24

*Case Officer*  
*Applicant*                    *House Name*                    *Road*                    *Locality*  
 Home From Home Yorkshire  
 Ltd (Mr Mike Smith)                    10 Normanby Terrace

*Town*                    *County*                    *Post Code*                    *Application date*  
 WHITBY                    North Yorkshire                    YO213ES                    21/10/24

**Replacement of timber windows with upvc, Home From Home Yorkshire Ltd (Mr Mike Smith), 10 Normanby Terrace, WHITBY, North Yorkshire, YO213ES**  
*Web link*

**7**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
           **24/098**                    ZF24/01582/HS                    Mulgrave Road                    29.10.24

*Case Officer*  
*Applicant*                    *House Name*                    *Road*                    *Locality*  
 Mr & Mrs David and Madeline  
 Hilson                    54 Mulgrave Road

*Town*                    *County*                    *Post Code*                    *Application date*  
 WHITBY                    North Yorkshire                    YO213JL                    22/10/24

**Erection of 2 storey side and rear extension - Mr & Mrs David and Madeline Hilson, 54 Mulgrave Road, WHITBY, North Yorkshire, YO213JL**  
*Web link*

**8**    *Plan Number*        *District Reference*        *Road/Street*        *Date of meeting*  
           **24/099**                    F24/01500/LB                    Church Street                    29.10.24

*Case Officer*  
*Applicant*                    *House Name*                    *Road*                    *Locality*  
 Kerry Levitt                    Old Town Hall                    Church Street

*Town*                    *County*                    *Post Code*                    *Application date*  
 WHITBY                    North Yorkshire                    YO224AE                    23/10/24

**Amendments to the approved plans to reduce the extent of the raised platform and steps, Kerry Levitt, Old Town Hall, Church Street, WHITBY, North Yorkshire, YO224AE**  
*Web link*

# WHITBY TOWN COUNCIL

Minutes of the meeting of the **PLANNING & LICENSING** Committee held in Pannett Art Gallery, on **Tuesday 24 September 2024** at 6:00pm.

**Present** Councillor J Harston (Chair) with Councillors P Bolton, R Dalrymple and E Mulheran

**Also** A Cowey Deputy Clerk

**NOTICE OF MEETING – Public Notice of the Meeting has been given in accordance with Schedule 12, paragraph 10 (2) of the Local Government Act 1972.**

**170/24 APOLOGIES**

No apologies for inability to attend

**171/24 DECLARATION(S) OF INTEREST**

There were no declarations of interest

**STANDING ORDERS SUSPENDED**

**172/24 PUBLIC PARTICIPATION**

No public present

**STANDING ORDERS REINSTATED**

**173/24 PLANNING APPLICATIONS**

**RESOLVED** that the Planning Applications, as detailed at Annex A, were considered and the Planning Committees recommendations duly recorded and submitted to the Planning Authority.

**174/24 LISTED BUILDINGS**

Nothing to report

**175/24 LICENSING**

Concerns were raised about the noise and anti-social behaviour at the Whitby Way Pub on Wellington Road and the impact on this area of Town.

**MOVED** by Councillor E Mulheran, seconded by Councillor R Dalrymple and

**RESOLVED** that NYC Licencing Services is made aware of the concerns raised regarding the Whitby Way and the impact on residents and businesses in this area.

Signature .....

# Planning Applications Considered on 24 September 2024

<b>1</b>	<i>Plan Number</i> <b>24/080</b>	<i>District Reference</i> ZF24/01192/FL	<i>Road/Street</i> The Cragg	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mr Grant Honzik	<i>House Name</i> Land Adjoining 10 - 11 The Cra	<i>Road</i>	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO213QA	<i>Application date</i> 20/08/24

**Erection of 1no. Dwelling, Mr Grant Honzik, Land Adjoining 10 - 11 The Cragg, WHITBY, North Yorkshire, YO213QA**

*Comment*

**OBJECTIONS - out of keeping within a conservation area - detrimental impact on the area and neighbours - no access to the highway - over development - instability of the cliff - the Conservation Officers needs to inspect.**

<b>2</b>	<i>Plan Number</i> <b>24/081</b>	<i>District Reference</i> ZF24/01229/HS	<i>Road/Street</i> Derwent Road	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mr Andrew Kitney	<i>House Name</i>	<i>Road</i> 35 Derwent Road	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO213LZ	<i>Application date</i> 03/09/24

**Erection of 2 storey extension to side, 2 storey extension to rear and porch to front elevations, Mr Andrew Kitney, 35 Derwent Road, WHITBY, North Yorkshire, YO213LZ**

*Comment*

**OBJECTIONS - Over development of the plot - impact on the neighbours**

<b>3</b>	<i>Plan Number</i> <b>24/082</b>	<i>District Reference</i> ZF24/01241/FL	<i>Road/Street</i> Gray Street	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Professional Properties Yorkshire Ltd (Ms M Clarke)	<i>House Name</i> 22 Gray Street	<i>Road</i>	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO211EP	<i>Application date</i> 06/09/24

**Professional Properties Yorkshire Ltd (Ms M Clarke), 22 Gray Street, WHITBY, North Yorkshire, YO211EP**

*Comment*

**OBJECTIONS - amenity of future residents, the rooms are too small - parking issues causing public safety concerns**

<b>4</b>	<i>Plan Number</i> <b>24/083</b>	<i>District Reference</i> ZF24/01303/LB	<i>Road/Street</i> St Hildas Terrace	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mrs A O Connor	<i>House Name</i>	<i>Road</i> 21 St Hildas Terrace	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO213AE	<i>Application date</i> 03/09/24

**Installation of replacement roof covering, rooflights, dormer window and portico, Mrs A O Connor, 21 St Hildas Terrace, WHITBY, North Yorkshire, YO213AE**

*Comment*

**OBJECTIONS - based on Historic England's Comments and Recommendations**

<b>5</b>	<i>Plan Number</i> <b>24/084</b>	<i>District Reference</i> ZF24/01300/FL	<i>Road/Street</i> Raglan Terrace	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mr A Hussain	<i>House Name</i>	<i>Road</i> 1 Raglan Terrace	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO211PS	<i>Application date</i> 29/06/24

**Change of use from Retail shop to flat, Mr A Hussain, 1 Raglan Terrace, WHITBY, North Yorkshire, YO211PS**

*Comment*  
**SUPPORT this application**

<b>6</b>	<i>Plan Number</i> <b>24/085</b>	<i>District Reference</i> ZF24/01243/FL	<i>Road/Street</i> Church Street	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Helmsley Brewing Co Limited (Mr K Boote)	<i>House Name</i> Wesley Hall	<i>Road</i> Church Street	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO224DE	<i>Application date</i> 09/09/24

**Change of use to a mixed-use bar/café, with live music and movies on occasion (Sui generis), Helmsley Brewing Co Limited (Mr K Boote), Wesley Hall, Church Street, WHITBY, North Yorkshire, YO224DEC**

*Comment*  
**SUPPORT subject to Environmental Health Management Plan.**

<b>7</b>	<i>Plan Number</i> <b>24/086</b>	<i>District Reference</i> ZF24/00578/HS	<i>Road/Street</i> Pembroke Way	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mr Andrew Clarke	<i>House Name</i>	<i>Road</i> 4 Pembroke Way	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO211NT	<i>Application date</i> 10/09/24

**Erection of single storey side extension to form 'granny' annexe, Mr Andrew Clarke, 4 Pembroke Way, WHITBY, North Yorkshire, YO211NT**

*Comment*  
**SUPPORT subject to residential occupancy only and highways support**

<b>8</b>	<i>Plan Number</i> <b>24/087</b>	<i>District Reference</i> ZF23/00898/FL	<i>Road/Street</i> Ruswarp	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mrs Jane Wooding	<i>House Name</i> Stonegate Lodge Farm	<i>Road</i> The Carrs	<i>Locality</i> RUSWARP
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO211RL	<i>Application date</i> 11/09/24

**Demolition of existing stable block and erection of domestic stables, stores and garage. Formation of yard and access track to field. Re-roofing and alteration of barns, Mrs Jane Wooding, Stonegate Lodge Farm, The Carrs, RUSWARP, WHITBY, North Yorkshire, YO211RL**

*Comment*  
**SUPPORT this application**

<b>9</b>	<i>Plan Number</i> <b>24/088</b>	<i>District Reference</i> ZF24/01253/HS	<i>Road/Street</i> Carr Hall Gardens	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mrs Baslya Robinson	<i>House Name</i> 2 The Barn	<i>Road</i> Carr Hall Gardens	<i>Locality</i> The Carrs
	<i>Town</i> Ruswarp	<i>County</i> North Yorkshire	<i>Post Code</i> YO211RW	<i>Application date</i> 12/09/24

**Installation of replacement windows in Upvc, Mrs Baslya Robinson, 2 The Barn, Carr Hall Gardens, The Carrs, Ruswarp, North Yorkshire,**

*Comment*

**Support subject to the use of traditional style windows only.**

<b>10</b>	<i>Plan Number</i> <b>24/089</b>	<i>District Reference</i> ZF24/01302/FL	<i>Road/Street</i> St Hildas Terrace	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Mariners House (Whitby) Management Co Ltd (Mrs A	<i>House Name</i>	<i>Road</i> 21 St Hildas Terrace	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO213AE	<i>Application date</i> 17/09/24

**Installation of replacement roof covering, rooflights, dormer window and portico, Mariners House (Whitby) Management Co Ltd (Mrs A O Connor), 21 St Hildas Terrace, WHITBY, North Yorkshire, YO213AE**

*Comment*

**OBJECTIONS - based on Historic England's Comments and Recommendations**

<b>11</b>	<i>Plan Number</i> <b>24/090</b>	<i>District Reference</i> ZF24/01383/FL	<i>Road/Street</i> Sandgate	<i>Date of meeting</i> 27.09.24
	<i>Applicant</i> Mrs Rebecca Robinson	<i>House Name</i>	<i>Road</i> 5 & 6 Sandgate	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO224DB	<i>Application date</i> 18/09/24

**Replacement timber window frames, Mrs Rebecca Robinson, 5 & 6 Sandgate, WHITBY, North Yorkshire, YO224DB**

*Comment*

**SUPPORT subject to the use of traditional style windows only**

<b>12</b>	<i>Plan Number</i> <b>24/091</b>	<i>District Reference</i> ZF24/01424/HS	<i>Road/Street</i> Bog Hall	<i>Date of meeting</i> 24.09.24
	<i>Applicant</i> Ms S Blackwell	<i>House Name</i>	<i>Road</i> Waterstead Lane	<i>Locality</i>
	<i>Town</i> WHITBY	<i>County</i> North Yorkshire	<i>Post Code</i> YO211PG	<i>Application date</i> 18/09/24

**Erection of single storey rear extension, Ms S Blackwell, Waterstead Lane, WHITBY, North Yorkshire, YO211PG**

*Comment*

**SUPPORT this application**

**OBJECTIONS - negative impact on the area - out of keeping - noise and effect on the neighbours**