



**BRIDLINGTON TOWN COUNCIL (BTC)**  
**Minutes of the Planning Committee held on 3<sup>rd</sup> February 2025**  
**at the Town Council Offices, 2A Marshall Avenue, Bridlington at 1pm**

A meeting was held with four (4) Councillors C Marsburg (Chair), T Milns, Andy Walker and Angie Walker in attendance.

The Responsible Financial Officer facilitated and took the minutes of the meeting.

**85.24/25 Welcome:**

Cllr Cyril Marsburg welcomed everyone to the meeting and read out the recording and fire declaration.

**86.24/25 Apologies for absence:**

**RESOLVED:** *Apologies for absence were received and accepted from Cllr Carlo Verda.*

**87.24/25 Declarations of Interest:**

a) To record declarations of interest by any member of the council in report of the agenda items listed below. Members declaring interests should identify the agenda item and type of interest being declared:

**RESOLVED:** *There was one declaration of non-pecuniary interest from Cllr Thelma Milns in respect of application 24/03731/PLF. Cllr advised that she has been contacted by Sewerby residents about this application but has not offered an opinion.*

b) To note dispensations given to any member of the council in respect of the agenda items listed below:

**RESOLVED:** *There were none.*

**88.24/25** Public Participation session to include items on the agenda (two minutes per person – maximum of fifteen minutes) to include members of the Public and Councillors with interests.

**RESOLVED:** *There were no members of public present.*

**89.24/25** To consider the following planning applications:

DC/24/03442/PLF Erection of a new boundary wall to the west side (retrospective)  
207 Queensgate, YO16 6QU  
**Recommend APPROVAL.**

DC/24/03652/PLF Erection of single storey extension to side  
Cottage Farm, Main Street, Bessingby, YO16 4UH  
**Recommend REFUSAL as the Conservation Officer's concerns have not been met.**

DC/24/03653/PLB Erection of single storey extension to side; formation of new doorway opening to existing gable; replacement double glazed sash windows to ground and first floor to front, side and rear  
Cottage Farm, Main Street, Bessingby, YO16 4UH  
**Recommend REFUSAL as the Conservation Officer's concerns have not been met.**

DC/24/03731/PLF Siting of a glamping pod for use as holiday accommodation.  
Land south of Finley cottages, Finley Court, Sewerby, YO15 1EG  
**Recommend REFUSAL on the grounds of over development in this location.**

DC/24/03787/TPO Sewerby Cottage, Martongate: 1979 (Ref 409) W1, 1980 (Ref 415) A1, 1993 (Ref 489) A1 - Fell 1 no. Ash tree (Summer T1) as it is suffering from ash dieback and is leaning towards a garden; Crown reduce 1 no. Ash tree (Summer T2) to a monolith 4 metres in height as it is suffering server crown defoliation and is adjacent to the site boundary; Crown reduce 1 no. sycamore tree (Summer T3) via removal of all limbs as the tree has had major limb failure in the past and is at risk of further decay, with works creating an open space to allow replanting; Fell 1 no. sycamore tree (Autumn T1) and leave remaining trunk on the ground to allow for deadwood habitat as the tree has a strong bias towards adjacent properties with basal decay; Crown reduce 1 no. Beech tree (Autumn T3) to a monolith 6 metres in height as the crown is thin and there is basal damage, with areas of the tree suffering burn damage and the works will create a wildlife habitat  
Marton Gate Tree Belt, Marton Gate  
***Recommend APPROVAL subject to the recommendations of the Arboreal Officer being met.***

DC/25/00017/PLF Erection of outbuilding to form garden room with covered canopy and gymnasium (Revised scheme of 22/03553/PLF previously revised under 24/01695/PLF)  
31 Sewerby Avenue, YO16 7DG  
***The committee noted that the original application was for a garden room but through a long series of resubmissions has increased significantly in size. Recommend APPROVAL Subject to conditions that explicitly limit its use so that it cannot become a separate dwelling.***

DC/25/00018/PLF Erection of 2 storey and single storey extension to rear following demolition of existing conservatory  
88 Cardigan Road, YO15 3JT  
***Recommend APPROVAL.***

DC/25/00036/PLF Erection of single storey extension to form players gym  
Bridlington Rugby Union Football Club, Queensgate, YO16 7LN  
***Recommend APPROVAL.***

DC/25/00093VAR Variation of condition 3 (soft landscaping hedge) and condition 6 (approved plans - proposed site plan and elevation) of planning permission 23/02811/PLF (Erection of detached garage to front; 2m high wall with sliding gates to front and construction of additional vehicular access with associated hardstanding) to amend wording of condition 3 and drawing number in condition 6  
62 Easton Road, YO16 4DB  
***Recommend REFUSAL on the grounds that the aesthetics of the build do not meet what was approved. The works should be completed as per the existing planning approval.***

**90.24/25** To receive the following Notices of Decision:

***RESOLVED:*** All notices of decision were noted.

DC/24/02447/PLF Change of use of guest house (C1) to a dwelling (C3) (retrospective application)  
Providence Place Guest House, 11 North View Terrace, YO15 2QP  
*The Council has resolved to **GRANT** permission (BTC app)*

DC/24/02853/PLF Installation of box shutter and two CCTV cameras to front (Retrospective)  
Bridlington Convenience Store, 14 Bridge Street, YO15 3AJ  
*The Council has resolved to **GRANT** permission (BTC app)*

DC/24/02854/PAD Display of externally illuminated fascia sign and window advertisements to replace existing  
Bridlington Convenience Store, 14 Bridge Street, YO15 3AJ  
*The Council has resolved to **GRANT** permission (BTC App)*

- DC/24/02964/PLF siting of double stacked containers with roof mounted solar PV panels to rear of site for use as container storage and elevated container to entrance in connection with existing storage facility (Use Class B8) including associated lighting and CCTV  
My Lockup Ltd, Unit 3 Bessingby Ind Est, YO16 4SJ  
*The Council has resolved to **GRANT** permission (BTC App)*
- DC/24/03216/PLF Erection of Double Garage  
187 Marton Gate, YO15 1DP  
*The Council has resolved to **GRANT** permission (BTC App)*
- DC/24/03280/PLF Erection of first floor extension and two storey extension to side and conversion of existing garage to additional living accommodation; erection of single storey extension to rear and construction of dormer windows to rear.  
6 Cardigan Road, YO15 3HQ  
*The Council has resolved to **GRANT** permission (BTC App)*
- DC/24/03570/PLF Erection of a new single storey rear extension with new window to side, following demolition of existing rear extension  
11 First Avenue, YO15 2JW  
*The Council has resolved to **GRANT** permission (BTC App)*
- DC/24/03573/TCA Bessingby Conservation Area - Fell 3 no. Lawson Cypress trees T1, T2, T3) as they have outgrown their location  
Manor Farm, Main Street, Bessingby, YO16 4UH  
*The Council has resolved to **RAISE NO OBJECTIONS** (BTC App)*

**91.24/25** To receive items of Correspondence:

**RESOLVED:** *All items of correspondence were noted unless otherwise indicated.*

- 8/1/25 24/03297/CLE – ERYC – Notification that the application has been withdrawn.  
17/1/25 24/03731/PLF – Sewerby Resident – email correspondence to committee in respect of the application.

**Signed:**

**Mayor of Bridlington**

**Date:**