



**Development Management**  
 Craven District Council  
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 SKIPTON  
 North Yorkshire  
 BD23 1FJ

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**Craven District Council - List of Delegated Planning Decisions 09-11-2017 – 07-12-2017**

The undermentioned decision notices are available to view online at <https://publicaccess.cravencdc.gov.uk/online-applications/>

Application Number	Applicant	Location	Proposal	Decision	Date of Decision
30/2016/17419	Paradise Fish Farm	Paradise Fish Farm 47 Marton Road Gargrave Skipton BD23 3NN	Change of use of land from fish farm to chalet park	Approve with Conditions	05.12.2017
32/2017/17945	Mr M Smith	Land South East Of Colne Road Glusburn Keighley	Outline application with all matters reserved for the erection of dwellings	Non Det-Appeal Refused	22.11.2017
2017/18190/FUL	N & A Rab & Smith	Barn And Croft Brook View Carleton Skipton	Conversion of existing stone barn to two dwellings, erection of new dwelling on site of existing hen huts, and change of use of lean-to agricultural building to domestic outbuilding	Approve with Conditions	29.11.2017
2017/18205/FUL	Yorkshire Housing	37-39A (Odd) Mill Close Settle BD24 9BY	Replacement of all windows	Approve with Conditions	10.11.2017

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2017/18303/VAR	Mr Myles McCarthy	Flying Horse Shoe Caravan Site Clapham Lancaster LA2 8ES	Application to vary condition 3 of planning consent reference 18/2015/15338 to amend the lodge type and design of 7 no. lodges	Approve with Conditions	21.11.2017
2017/18381/FUL	Mr David Loss	Top Of Royd Close Cross Hills Keighley BD20 8TW	Change of use of land to driveway, garden and a proposed garage	Approve with Conditions	29.11.2017
2017/18382/VAR	Mr & Mrs Ellison	Barn Low Lane Holme Lane Halton East Skipton BD23 6EH	Minor Material Amendment to planning permission 26/2015/16502 for conversion of barn to provide one dwelling including rebuilding of part of the existing building, addition of subterranean garage to rear, formation of residential curtilage and creation of new access road	Approve with Conditions	09.11.2017
2017/18386/FUL	Mr Brian Rycroft	Ingbergh Barn Bentham Road Clapham Lancaster LA2 8HL	Barn conversion with new access	Approve with Conditions	01.12.2017
2017/18413/FUL	Mr Philip Cartman	Regal Buildings Keighley Road Skipton BD23 2LT	Proposed change of use of first floor former restaurant to beauty parlour. Change of design to windows and fascias to Keighley Road elevation for existing bar. Change of colour scheme to painted surfaces of entire Keighley Road facade (grey and white)	Approve with Conditions	29.11.2017

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2017/18390/FUL	The Growling Shrew Ltd	49 Swadford Street Skipton BD23 1QY	Change of use of ground floor and cellar of the premises from a retail shop (A1 use class) to a mixed usage of a retail shop (A1 use) and drinking establishment (A4 use).	Approve with Conditions	14.11.2017
2017/18396/FUL	Mr & Mrs R Kaminski	Land Off Bungalow Road Bungalow Road Glusburn Keighley BD20 8QA	Proposed detached dwelling and detached garage	Approve with Conditions	27.11.2017
2017/18409/VAR	Mr Steven Banks	The Beer Engine 1 Albert Street Skipton BD23 1JD	Application to vary condition 3 of planning permission 63/2013/13999 to allow opening of the premises from 12:00 to 23:00 Monday through to Sunday including Bank Holidays.	Approve with Conditions	10.11.2017
2017/18434/TPO	Sue Carr	1 Hill Cottage 6 The Square Ingleton Carnforth LA6 3EG	Fell 1 No Sycamore	Approved Tree Work under TPO	17.11.2017
2017/18435/LBC	North Craven Building Preservation Trust	The Folly Victoria Street Settle BD24 9EY	Listed building consent for repairs to the roof, leaded windows and additional works in association with the previously approved conversion of the existing garage into a new accessible entrance.	Approve with Conditions	22.11.2017
2017/18475/HH	Mr Phil Simnett	18 Gooselands Rathmell Settle BD24 0LT	Proposed new front porch to existing dwelling.	Approve with Conditions	04.12.2017

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2017/18453/CND	Dalesview Developments	Former Fuel Depot Snaygill Industrial Estate Skipton BD23 2QR	Application for discharge condition no. 9 of planning approval referenced 63/2016/17210 granted 12 January 2017 regarding the provision of a Validation Report	DOC satisfactory	20.11.2017
2017/18470/FUL	Dyneley House Medical Centre And Dalesview Developments	Dyneley House & 30 Newmarket Street Skipton BD23 2JB	Alterations and enlargement to existing car parks.	Approve with Conditions	14.11.2017
2017/18454/HH	Mr David Snelson	Croft Mount Silsden Road Low Bradley Keighley BD20 9EB	Two storey side and single storey side and front extension, demolition of existing garage and outbuildings and new storage building.	Approve with Conditions	14.11.2017
2017/18462/TCA	Miss Angela Towell	14 The Fold Lothersdale Keighley BD20 8HD	T1 & T2 Maple - Crown Reduce.	Approve Tree Works in Conservation Area	16.11.2017
2017/18480/LBC	Mr Paul Riley	Drinkalls Barn Church Street Gargrave Skipton BD23 3NE	Listed building consent to replace the existing Sky receiver dish and move the dish from its current location on the front east facing wall to the south facing side of the chimney stack to allow a short run of cable down the rear roof aspect.	Approve with Conditions	14.11.2017
2017/18519/HH	Mr Jonathan Shardlow	Swallow Cottage Springs Farm Lothersdale Keighley BD20 8HH	Replacement windows (uPvc) to all 3 floors of the property	Approve with Conditions	14.11.2017

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2017/18489/FUL	Mewies Solicitors Ltd	Clifford House Keighley Road Skipton BD23 2NB	Proposed access ramp to the front of the property.	Approve with Conditions	21.11.2017
2017/18520/FUL	Clifford Benjamin Opticians	23 Newmarket Street Skipton BD23 2JE	Construction of 2 storey rear extension. Demolition of existing single storey rear store.	Approve with Conditions	14.11.2017
2017/18521/LBC	Clifford Benjamin Opticians	23 Newmarket Street Skipton BD23 2JE	Construction of 2 storey rear extension. Demolition of existing single storey rear store.	Approve with Conditions	14.11.2017
2017/18502/HH	Mr Ian Ackroyd	6 New Brighton Gargrave Skipton BD23 3NS	first floor bedroom extension above single-storey kitchen of an existing house.	Approve with Conditions	14.11.2017
2017/18506/HH	Lotein Ltd	9 Robin Lane High Bentham Lancaster LA2 7AB	Demolition of conservatory, replacement with bedroom and demolition of porch, replacement with utility room.	Approve with Conditions	09.11.2017
2017/18507/HH	Mrs Michelle Griffiths	Craglands Farnhill Keighley BD20 9AL	Construction of single storey extension to the rear	Approve with Conditions	22.11.2017
2017/18517/HH	Ms Lisa Williams	2 Ethel Street Ellers Road Sutton-in-craven Keighley BD20 7BT	Removal of existing rear door and window at ground floor level and provide new 4m wide opening to create two 1m glazed panels to either side and central sliding doors.	Refuse	17.11.2017

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2017/18522/LBC	Mrs Catherine Speakman	Devonshire House 27 Duke Street Settle BD24 9DJ	Listed building consent to replace two windows.	Approve with Conditions	10.11.2017
2017/18525/FUL	Mr R. Bell	Land Adjacent To 43 Meadow Lane Cononley BD20 8NB	Erection of one attached dwelling (resubmission of previous application 21/2017/17690.	Refuse	22.11.2017
2017/18546/TPO	Mr Nicholas Rogers	Roughstones The Wend Carleton Skipton BD23 3EE	T1 and T21 Sycamore - Remove T3 Ash - Crown reduce by 30%	Split Decision	13.11.2017
2017/18539/PNCOU	Mr And Mrs Howarth	Gale Green Cottage Gale Green To High Threaber Farm Ingleton LA6 3NJ	Proposed change of use of agricultural building to a dwellinghouse and for associated operational development (Prior Notification)	PN Refuse and Application Required	14.11.2017
2017/18541/TPO	Ellison Circlips Ltd	Hayfield Mill Colne Road Glusburn Keighley BD20 8QP	T1 and T2 Lime -Crown lift to 4 metres and clean	Approved Tree Work under TPO	10.11.2017

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2017/18564/HH	Mr And Mrs Michael Cadman And Claire Cadman-Bond	6 Crowgarth Skipton Road Gargrave Skipton BD23 3SR	Proposed garden room to west elevation within enclosed rear garden	Approve with Conditions	27.11.2017
2017/18547/LBC	Mr & Mrs A J Harrison	Linton Court 4 Duke Street Settle BD24 9DW	Refurbishment of second floor including new en-suite, installation of conservation-type rooflights to rear elevation and replacement window to north gable elevation	Approve with Conditions	09.11.2017
2017/18553/HH	Mr Andrew Timlin	18 Ash Grove Sutton-in-craven Keighley BD20 7QJ	Conversion of existing garage to garden shed/potting store including new entrance door, re-roofing works	Approve with Conditions	09.11.2017
2017/18556/HH	Mrs Lumsden	13 Princes Crescent Skipton BD23 1HH	Two storey side extension and single storey rear extension	Approve with Conditions	14.11.2017
2017/18572/FUL	Mr Metcalfe	Butts Hill Depot Nutgill Farm High Bentham Lancaster LA2 7AN	Formation of temporary access to allow the entry and exit of construction vehicles onto the highway in order to implement planning permission 08/2016/17500	Approve with Conditions	29.11.2017
2017/18573/CPL	Mr & Mrs Cottrell	Hollin Root Farm West Lane Sutton-in-craven Keighley BD20 7AU	Certificate of lawful development (proposed) for the construction of an outbuilding forming a garage and workshop.	Approve Cert. Lawful Devt	01.12.2017

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2017/18588/CPL	Mr Richard Walker	Park House Park Lane Cowling Keighley BD22 0NH	Certificate of proposed lawful development for electrical work for the lights, plumbing for central heating & plastering of the walls and ceiling to create an office/play room.	Approve Cert. Lawful Devt	05.12.2017
2017/18576/TPO	Mr Miles McCarthy	Flying Horse Shoe Caravan Site Clapham Lancaster LA2 8ES	Fell 1 No. Oak T29 and various works to other trees	Approved Tree Work under TPO	24.11.2017
2017/18577/FUL	Mrs Carol Cowgill	Pennine Haulage Brow Garage Rook Street Lothersdale Keighley	Demolition of existing commercial/industrial building and construction of four houses and associated parking/external works (resubmission of previous approval 53/2017/17852).	Approve with Conditions	29.11.2017
2017/18601/FUL	Dalesview Developments	Bay Horse Ellers Road Sutton-in-Craven Keighley BD20 7LY	Conversion of former Public House to 2 no. houses. Demolition of existing front and rear extensions.	Approve with Conditions	06.12.2017
2017/18602/LBC	Dalesview Developments	Bay Horse Ellers Road Sutton-in-Craven Keighley BD20 7LY	Conversion of former Public House to 2 no. houses. Demolition of existing front and rear extensions.	Approve with Conditions	06.12.2017
2017/18603/OTH ERS	Mr Michael Bourne	14 Otley Street Skipton BD23 1DZ	Prior notification application for change of use to Eco-friendly, vegetarian and vegan friendly coffee and tea house.	Prior Approval Not Required	21.11.2017



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2017/18578/FUL	Mr Browes Deceased	Clough Head Farm West Lane Sutton-in-craven Keighley BD20 7BA	Proposed double garage and proposed timber cladding to dwelling approved by permission 20017/18246/PNCOU and re-grading of land to south and west of proposed garage  Proposed Timber Cladding to be applied to dwelling approved in application 2017/18246/PNCOU.	Approve with Conditions	22.11.2017
2017/18579/HH	Mrs Karen Egan	17 Regent Crescent Skipton BD23 1BG	Existing driveway to front to be resurfaced and creation of new basement store. Side extension to provide new larger kitchen facilities as per previously approved application (63/2016/16869)	Approve with Conditions	21.11.2017
2017/18610/HH	Mr Richard Clews	Cherry Trees Moorfoot Lane Cononley Keighley BD20 8LX	Construction of two storey front extension and single garage	Approve with Conditions	04.12.2017
2017/18586/HH	Mr James Wood	37 Willow Way Skipton BD23 3BP	Installation of 0.9m high fence to the east and west boundaries at front of property	Approve with Conditions	30.11.2017
2017/18587/CPL	Mr Richard Walker	Park House Park Lane Cowling Keighley BD22 0NH	Certificate of Lawful Development (proposed) for single storey extension to create a cloakroom, window to face and Velux to roof	Refuse Cert. Lawful Development	06.12.2017
2017/18589/HH	Mr & Mrs P Bagnall	Grey Scars Church Lane Clapham Lancaster LA2 8HR	Proposed alterations to existing single storey garage	Approve with Conditions	28.11.2017

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2017/18608/HH	Mrs Sue Funnell	5 Westland Close Cross Hills Keighley BD20 7TD	Replacement of existing garage door with window to match existing	Approve with Conditions	29.11.2017
2017/18609/LBC	Network Rail	Hellifield Station Station Road Hellifield Skipton BD23 4HN	Material testing (sample removal) and associated remedial works to station canopy.	Approve with Conditions	22.11.2017
2017/18612/HH	Mr Nigel Drake	256 Moorview Way Skipton North Yorkshire BD23 2TN	Removal of Leylandii hedge to the north east and southwest of the property and erection of a timber picket style fence in its place	Approve with Conditions	30.11.2017
2017/18593/CND	Snell Developments Ltd	St John's United Methodist Church Main Street Cononley Keighley BD20 8LS	Application to discharge condition no's 3 (materials) , 10 (Highways) and 14 (Yorkshire Water) of original planning consent reference 21/2016/17028	DOC satisfactory	16.11.2017
2017/18597/TCA	Troy Property Management	Burnside House Carleton Road Skipton BD23 2BE	Remove 4 No. trees and various works to other trees of various species	Approve Tree Works in Conservation Area	24.11.2017
2017/18598/FUL	E I Group	Royal Shepherd Inn Canal Street Skipton BD23 1LB	Replacement of 4no. PVCu windows with timber windows and minor internal alterations to the existing means of escape arrangements. External re-decorations (regularisation works) to part ground floor, doors and windows.	Approve with Conditions	27.11.2017

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2017/18599/LBC	E I Group	Royal Shepherd Inn Canal Street Skipton BD23 1LB	Replacement of 4no. PVCu windows with timber windows and minor internal alterations to the existing means of escape arrangements. External re-decorations (regularisation works) to part ground floor, doors and windows.	Approve with Conditions	27.11.2017
2017/18604/TCA	Giggleswick Parish Council	Lower Fellings Playing Fields Bankwell Road Giggleswick Settle BD24 0AN	1 No. Willow (T1) and Limes (T2-T12) - Crown lift to 5.2m and balance all round	Approve Tree Works in Conservation Area	16.11.2017
2017/18605/TCA	Mr Hoyle	Stonecroft Tems Side Giggleswick Settle BD24 0BS	T1 Ash - Remove	Approve Tree Works in Conservation Area	17.11.2017
2017/18611/AGRRES	Mrs Whitaker	Raygill Farm Raygill Lane Lothersdale Keighley BD20 8HH	Change of use of 1 no agricultural building to 1 no dwelling house (Prior Approval Application)	PN Refuse and Application Required	21.11.2017
2017/18621/TCA	Jill Wilson	3 Aireville Grange Gargrave Road Skipton BD23 1UB	T1 Ash - Fell	Approve Tree Works in Conservation Area	16.11.2017
2017/18622/TCA	Paul Gathercole	34 Hayton Way Skipton BD23 1DQ	T1 & T2 Beech - Reduce the radial spread over garden by 2m and crown thin by 10%	Approve Tree Works in Conservation Area	24.11.2017

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2017/18623/TPO	Mrs Davies	1 Lumb Croft Sutton-in-craven Keighley BD20 7AZ	T4 Sycamore- Crown thin by 10 % and reduce radially by 2 metres. T5, T6, T7 Sycamore & T8 Beech- crown thin by 10%	Approved Tree Work under TPO	17.11.2017
2017/18615/TCA	Mrs Barbara Harris	3 Brook Terrace Lothersdale Keighley BD20 8EY	Elder Tree - Crown and reduce by 1/3rd Horse Chestnut - Fell Copper Beech - Crown and reduce by 1/3rd Beech - Crown and reduce by 1/3rd Silver Beech - Crown and reduce by 1/3rd Sycamore - Fell	Approve Tree Works in Conservation Area	24.11.2017
2017/18618/HH	Mrs Debbie Hawkins	8 Moorland Avenue Back Ermysted Street Skipton BD23 2EZ	Proposed conservatory after removal of existing porch	Refuse	05.12.2017
2017/18625/HH	Mr David Way	63 Hammerton Drive Hellifield Skipton BD23 4LZ	Installation of new conservatory, replacing existing timber boundary fence with new stone wall to match existing	Approve with Conditions	05.12.2017
2017/18632/TCA	Morrisons	Morrisons Open Channel Flood Walls Broughton Road Skipton BD23 1RT	Fell 2 No Ash (T1 & T2 on plan)	Permission Not Required	16.11.2017
2017/18642/TCA	Mr Peter McDermott	High Croft The Spinney Draughton Skipton BD23 6DU	T1 - Sycamore - Fell	Approve Tree Works in Conservation Area	24.11.2017

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2017/18643/TCA	Mr Will Patchett	Holly Cottage Low Lane Draughton Skipton BD23 6EB	T1 - Maple - crown reduce by up to 1m max and crown lift to 3.5m T2 - Maple - crown reduce by up to 1.5m and crown lift to 3.5m T3 - Maple - crown reduce by up to 1.5m and crown lift to 3.5m	Approve Tree Works in Conservation Area	24.11.2017
2017/18644/TCA	Mrs Barbara Greene	Bradleys Farm Main Street Cononley Keighley BD20 8LR	T1 -Pink flowering cherry - fell T2 - Silver birch - fell T3 _ T4 - Pink flowering cherry - fell T5 - Red copper beech - fell	Approve Tree Works in Conservation Area	24.11.2017
2017/18634/TCA	Ms Tanya Rook	36 Hayton Way Skipton BD23 1DQ	T1 - Beech Crown thin 10%, Crownlift to 3M. T1 - Ash Remove deadwood.  Work is to bring the trees back into a managed state and to comply with the homeowners duty of care.	Approve Tree Works in Conservation Area	24.11.2017
2017/18635/FUL	Rosemary Berry	Middle House Farm Park Lane Cowling Keighley BD22 0NH	Portal framed agricultural building for storage of machinery & implements.	Approve with Conditions	05.12.2017
2017/18649/TCA	Mr Jonathan Coward	5 Raines Paddock Giggleswick Settle BD24 0FD	T1 Sycamore- Crown lift to a maximum of 5 metres. T2 Sycamore - crown thinning, reduction and lifting. T3 Swedish Whitebeam - crown lift to a maximum of 2 metres and crown thin by up to 10 %.	Approve Tree Works in Conservation Area	24.11.2017

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2017/18653/CND	Mr Harry Croft	Land At The Rear Of 40 Eshton Road Gargrave Skipton BD23 3PN	Application to discharge condition No 4 of original planning consent reference 30/2014/15263	DOC satisfactory	04.12.2017
2017/18687/TCA	Mr Jonathan Coward	Field Next To 5 Raines Paddock Raines Road Giggleswick BD24 0FD	T4 - Sycamore - Crown lift to 4 metres, crown thin by up to 10 % and reduction by 2 metres to draw back from the house T5 - Hawthorn - crown lifting, thinning and reduction	Approve Tree Works in Conservation Area	24.11.2017
2017/18667/TCA	Mr Tim Moore	11 Aireville Grange Gargrave Road Skipton BD23 1UB	T1 Beech - Crown reduce by no more than 1m to bring tree back into shape, crown lift to 3m no more than the height of the back fence	Approve Tree Works in Conservation Area	24.11.2017
2017/18668/TCA	Mr Rupert Reader	4 Lidget Croft Bradley Keighley BD20 9DJ	T1- Sycamore crown reduce by 1.5 m max to bring back into shape and away from neighbouring properties crown lift by 4.5 m. T2- silver birch to remove. G1 - Conifers to reduce by 1.5m.	Approve Tree Works in Conservation Area	23.11.2017
2017/18675/TPO	Mrs Julie Whitwham	15 Gainsborough Court Skipton BD23 1QG	T1 - Beech Crown lift east spread to 4 metres via tertiary branches only and reduce lower branches to the south and east of the tree by up to 2 metres. T2 - Beech Reduce branch to the south by up to 2 metres. Crown lift to 4 metres via tertiary branches only. T3 - Beech Crown lift to 4 metres via tertiary branches	Approved Tree Work under TPO	24.11.2017

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2017/18679/ PNAG	Mr And Mrs Richard McAlpine	Stone Gappe Hall Stansfield Bridge To Babyhouse Lane Lothersdale Keighley BD20 8EE	Agricultural storage building (Prior Notification).	Prior Approval Is Required	14.11.2017
2017/18680/ADV	Craven District Council	Town Hall High Street Skipton BD23 1AH	Freestanding Totem style signage board at front of Town Hall.	Application Withdrawn	01.12.2017
2017/18694/TCA	Ms Carolyn Rushforth	Elm House Elm Road Sutton-in-craven Keighley BD20 7QQ	T2 and T3 - Holly - Crown height reduction by 6ft and minimal reduction all round; crown lifting to lower side by retaining wall T4 - Yew - Crown reduction by 4ft	Approve Tree Works in Conservation Area	24.11.2017
2017/18702/HH	Tracey Westcote	7 West Street Gargrave Skipton BD23 3RD	Single storey rear extension.	Permission Not Required	27.11.2017
2017/18720/ PNAG	Mr Edward Parker	Lower Sirebank Farm Jacksons Lane Low Bradley Keighley BD20 9HG	Erection of agricultural storage building	Prior Approval Not Required	23.11.2017
2017/18746/TCA	Mr Colin Chapman	St Andrews Church Church Lane Gargrave Skipton BD23 3NQ	Work to trees	Permission Not Required	27.11.2017