OSBALDWICK PARISH COUNCIL

NOTICE OF MEETING

I hereby give you notice of a meeting of Osbaldwick Parish Council to be held in St Thomas's Church, Osbaldwick, York on Tuesday 17th November 2026 commencing at 7.15pm.

All members of the Council are hereby summoned to attend to consider and resolve the business to be transacted at the meeting as detailed in the agenda below.

Signed…*L Pink*….. Clerk to the Council Dated: 10th November 2026

AGENDA

1. APOLOGIES

To receive and note apologies for absence and consider reasons given for non-attendance.

2. DECLARATION OF INTEREST

At this point Members are asked to declare any personal or prejudicial interests they may have in the business on this agenda.

3. MINUTES

To approve the minutes for the meeting held on Tuesday 15th September 2026. Minutes to be signed by the Chairman. No meeting held in October 2026.

4. CO-OPTION OF A NEW PARISH COUNCILLOR
To take any applications for the current parish councillor vacancies.

5. PUBLIC PARTICIPATION
If you wish to register to speak at a meeting you are requested to contact the clerk on York (01904 861131). The deadline for registering to speak, or for submission of questions is 5pm of the Monday prior to the meeting.

5A. EXCLUSION OF THE PUBLIC

To consider excluding the public from the meeting prior to consideration and discussion of financial or necessary matters under schedule 12A of section 100a of the Local Government Act 1972.

6. PLANNING MATTERS

6.1 To consider the following new planning applications – None received prior to production of the agenda.

6.2 Applications received in-between meetings:-

26/01716/FUL 65 Osbaldwick Lane York
Change of use from office space (Use Class E) to guest accommodation (Use Class C1) and single-storey rear extension.

Decision - Osbaldwick Parish Council object most strongly to this the latest attempt to grossly over occupy number 65 Osbaldwick Lane in the same way all previous applications and PINs appeals have been resisted.
26/001716/FUL seeks to exploit a loophole in classification of the building from its current use class of Offices E(g)(i) for which permission to convert from offices to high intensity transient residential use by attempting to class the proposed ten bedroom block of flats as quite ludicrously a guesthouse/small hotel.
Leaving aside the unsuitability of the location for a guesthouse/hotel it should be noted that the former Magnet Hotel located only yards away closed in 2018 and was torn down to be replaced by housing.
The ongoing loss of guesthouses in accepted tourist areas of York need to be viewed in the context of this application with the quest house market long ago being displaced by budget hotels in city centre locations.
Like HMO's (which have been refused in the recent past at this location) a guesthouse/hotel in this location would introduce a level of 24/7 disturbance completely alien to residential neighbours and is thoroughly unacceptable.
The detail of the proposals is somewhat lacking despite the number of attempts that have been submitted over the years and most definitely lacking are any form of toilet/washing facilities for all the numbers of staff proposed? Para 4 of the Design & Access Statement.
Clearly cramming in all the 'guest' toilets and washing facilities hasn't left any room for staff provision?
Similarly given the huge staff numbers proposed a staff kitchenette/staff room will be required separate from the ground floor kitchen/food preparation area for catering for guests and it appears this provision has been overlooked as well.
Clearly such proposed arrangements will be scrutinised by other CYC departments for comment before planning permission is granted?
As well as the interior of the building being proposed to be over used the exterior rear parking and servicing area is now more constrained given ground floor addition, presumably CYC as local planning authority will take a close interest in the ability of food delivery, laundry, refuse wagons and the like to manoeuvre to the rear of No. 65 carry out delivery/loading activities and exit the site in forward gear all while the car park area is full with 'guests' cars, staff cars and cycles.
Osbaldwick Parish Council look forward to another prompt and clear refusal at this site.

6.3 To hear results of applications decided by City of York Council:-

Approved:-

26/01746/TCA 15 Murton Way York
Fell 2no. Leylandii in rear garden trees in a conservation area.

Refused - None received prior to production of the agenda.

Withdrawn - None received prior to production of the agenda.

6.4 Other Planning Matters.

7. CLERK'S REPORT
Nothing noted.

8. MATTERS ARISING

9. COMMUNITY SAFETY ISSUES/POLICING ISSUES

10. CORRESPONDENCE
To discuss any correspondence received.

a) To discuss the request made by Osbaldwick Scouts, for the proposed plans for the Christmas carol service on the Village Green.

11. FINANCIAL MATTERS

11.1 To authorise the BACS payments as listed below:-

L Pink	Clerks salary (Net)	£At Agreed Rate
L Pink	Expenses	£35.00 (Est)
HMRC	Tax & NI	£TBC
Aspects Horticultural Services	Grass Cutting - 26.10.26	£327.60
Osbaldwick Cricket Club	Annual Hedge Cutting	£500.00

11.2 To authorise any cheque payments - None

11.3 To discuss approval of any invoices received after production of agenda.

11.4 To note receipt of the following income:-

30.10.26	York Montessori	Village Hall Rent	£1,600.00	BACS

11.5 To receive any update from the Finance Committee.

11.6 Any other urgent request submitted prior to the meeting - Nothing noted.

12. MEETING REPORTS

13. EXCEPTIONAL ITEMS
Problems with Roads, footpaths, street lights etc.

14. RECORDING OF PARKING ISSUES
To record any parking issues raised by parish councillors or residents.

15. ITEMS FOR NEXT NEWSLETTER

16. ITEMS FOR NEXT AGENDA

17. NEXT MEETING.

To agree the date of the next meeting as Tuesday 15th December 2026 in St Thomas's Church, Osbaldwick, York @ 7.15pm.

Email - clerk@osbaldwickparishcouncil.gov.uk
Signed: Clerk, Mrs Louise Pink.