

PLANNING COMMITTEE

24th August 2010

**PRESENT:-**

**Conservative Group**

Councillor Ford (Chairman), Councillor Mrs. Plenderleith (Vice-Chairman) and Councillors Bale, Mrs. Brown, Hewlett, Jones, Lemmon (substitute for Councillor Bladen), Roberts (substitute for Councillor Watson) and Stanton.

**Labour Group**

Councillors Dunn, Richards, Shepherd and Southerd.

The following Members also attended the Meeting and, with the approval of the Chairman, spoke to the Minutes Nos. indicated:-

Councillor Mrs. Farrington – Minute No. PL/32

Councillor Mrs. Gillespie – Minute No. PL/38

Councillor Harrison

Councillor Mrs. Lane – Minute No. PL/38

Councillor Taylor – Minute No. PL/32

Councillor Timms – Minute No. PL/36

**APOLOGIES**

Apologies for absence from the Meeting were received from Councillors Bladen and Watson (Conservative Group).

PL/29. **DECLARATIONS OF INTEREST**

Councillor Mrs. Plenderleith declared a prejudicial interest in planning application 9/2010/0408/RX (Minute No. PL/34) due to her previous close association with the applicant. Councillors Ford (Chairman), Jones and Mrs. Farrington declared prejudicial interests in planning application 9/2010/0537/B (Minute No. PL/38) as Members of Derbyshire County Council.

**MATTERS DELEGATED TO COMMITTEE**

PL/30. **TREE PRESERVATION ORDER NO. 336 – LAND AT CHEAL CLOSE, SHARDLOW**

It was reported that this Tree Preservation Order had been made in respect of a group of eight trees on land at Cheal Close, Shardlow, including Sycamore, Horse Chestnut and Norway Maple trees. The trees were well established and could be seen from public vantage points, such as Cheal Close, adjoining public open space, Aston Lane, public footpaths and London Road. The Order had been made following a recent enquiry regarding felling.

Two letters of objection had been received, which were outlined to Members, together with responses from Officers.

**RESOLVED:-**

***That the Tree Preservation Order be confirmed without modification.***

PL/31. **REPORT OF THE HEAD OF PLANNING SERVICES**

The Head of Planning Services submitted reports for consideration and determination by the Committee and presented oral reports to the Meeting to update them as necessary. Consideration was then given thereto and decisions were reached as indicated.

PL/32. **OUTLINE APPLICATION WITH LAYOUT, SCALE, APPEARANCE AND ACCESS FOR APPROVAL (LANDSCAPING ONLY AS A RESERVED MATTER) FOR A RESIDENTIAL CARE VILLAGE AT NO. 80 GRANVILLE STREET, WOODVILLE (9/2009/0836/MAF)**

It was reported that Members of the Committee had visited the site prior to the Meeting. Mr. Thorpe (objector) attended the Meeting and addressed Members on this application.

Members expressed concern at the number of parking spaces proposed together with the traffic impact on adjoining roads.

**RESOLVED:-**

***That consideration of the application be deferred to enable further discussions to be held regarding additional on-site parking provision and Section 106 Agreement contributions towards mitigating the traffic impact.***

PL/33. **THE ERECTION OF A DETACHED DWELLING AT NO. 55 COMMERCE STREET, MELBOURNE (9/2010/0571/FM)**

Mr. A. Turner (on behalf of an objector) attended the Meeting and addressed Members on this application.

**RESOLVED:-**

- (1) That consideration of the application be deferred to enable Members of the Committee to visit the site prior to the next Meeting.***
- (2) That the local representative be invited to be present in a representative capacity.***
- (3) That Members be authorised to consider any ancillary matters which might arise.***

PL/34. **APPROVAL OF RESERVED MATTERS OF PLANNING PERMISSION 9/2007/1175 FOR THE RESIDENTIAL DEVELOPMENT OF THE OLD MILL, MILL LANE, HILTON (9/2010/0408/RX)**

It was reported that Members of the Committee had visited the site prior to the Meeting. Mrs. L. Kolkman (applicant company) attended the Meeting and addressed Members on this application.

**RESOLVED:-**

***That Approval of Reserved Matters be granted, subject to the conditions set out in the report of the Head of Planning Services.***

(Councillor Mrs. Plenderleith (Vice-Chairman) declared a prejudicial interest in this application due to her previous close association with the applicant and withdrew from the Meeting during the consideration and determination thereof).

PL/35. **THE REGULARISATION OF USE OF TEMPORARY MARQUEE AS RESTAURANT/EVENTS FACILITY, RETENTION OF BUILDINGS USED AS RECEPTION AREA, BAR, KITCHENS, TOILETS AND OUTSIDE STORE PLUS USE OF A CONTAINER FOR STORAGE AND USE OF LAND FOR CAR PARKING TOGETHER WITH ENLARGEMENT OF THE EXISTING CAR PARK AT NADEE, 130 HEATH LANE, FINDERN (9/2010/0464/NO)**

It was reported that Members of the Committee had visited the site prior to the Meeting. The Head of Planning Services corrected the report to refer to letters from seven individuals together with the addition of Transport Policy 6 under the relevant Development Plan policies. Mr. R. Williamson (on behalf of the agent) attended the Meeting and addressed Members on this application.

**RESOLVED:-**

- (1) That, contrary to the recommendation, planning permission be granted.***
- (2) That the Head of Planning Services be authorised to impose appropriate conditions on the grant of planning permission, in consultation with the Chairman of the Committee.***

PL/36. **OUTLINE APPLICATION FOR THE ERECTION OF TWO DETACHED DWELLINGS (APPEARANCE, LANDSCAPE AND SCALE RESERVED) AT FORMER BAND ROOM, CHAPEL STREET, COTON-IN-THE-ELMS (9/2009/0899/FO)**

The Head of Planning Services reported further correspondence from the Parish Council.

**RESOLVED:-**

- (1) That consideration of this application be deferred to enable Members of the Committee to visit the site prior to the next Meeting.***

- (2) *That the local representatives be invited to be present in a representative capacity.*
- (3) *That Members be authorised to consider any ancillary matters which might arise.*

PL/37. **APPROVAL OF RESERVED MATTERS FOR APPLICATION 9/2006/0885 FOR RESIDENTIAL DEVELOPMENT AT FORMER CALDER ALUMINIUM LIMITED, REPTON ROAD, WILLINGTON (9/2010/0125/MAR)**

**RESOLVED:-**

*That planning permission be granted, subject to the conditions set out in the report of the Head of Planning Services, with condition No. 2 being amended to reflect the first drawing number being 297-01J received 23rd August 2010.*

PL/38. **APPLICATION FOR THE VARIATION OF CONDITION NO. 2 OF PLANNING PERMISSION 9/2009/0180 TO AMEND THE SCHEME FOR THE DEVELOPMENT OF A 32 BEDROOM RESIDENTIAL CARE CENTRE AND 88 EXTRA CARE APARTMENTS WITH COMMUNAL/COMMUNITY FACILITIES, INCLUDING ALTERATIONS TO HIGHWAYS AND FOOTPATHS, PARKING AND HARD/SOFT LANDSCAPE WORKS AT HALL FARM ROAD, SWADLINCOTE (9/2010/0537/B)**

Members expressed concern at the uncertainty regarding land ownership issues.

**RESOLVED:-**

*That consideration of the application be deferred to enable further investigations to be made relating to land ownership issues.*

(Councillors Ford (Chairman), Jones and Mrs. Farrington declared prejudicial interests as Members of the County Council and withdrew from the Meeting during the consideration and determination thereof. Councillor Mrs. Plenderleith (Vice-Chairman) assumed the Chair for the item.

PL/39. **APPEAL DECISION**

The content of the following report was noted:-

**Appeal Allowed**

Enforcement Notice quashed and planning permission granted – Change of use of land to the west of Sutton Lane, Hilton to a traveller site, comprising two static caravans, two touring caravans and two portable utility blocks, ancillary works including provision of hard standing, perimeter fencing and reinstatement of two access points.

PL/40. **LOCAL GOVERNMENT ACT 1972 (AS AMENDED BY THE LOCAL GOVERNMENT [ACCESS TO INFORMATION] ACT 1985)**

**RESOLVED:-**

*That, in accordance with Section 100(A)(4) of the Local Government Act 1972 (as amended), the press and public be excluded from the remainder of the Meeting as it is likely, in view of the nature of the business to be transacted or the nature of the proceedings, that there would be disclosed exempt information as defined in the paragraphs of Part 1 of the Schedule 12A of the Act indicated in brackets after each item.*

**LAND AT SUTTON LANE, HILTON (Paragraph 2)**

*The Committee agreed that no enforcement action be taken relating to the change of use of land off Sutton Lane, Hilton, to use as a residential caravan site for four gypsy families.*

M. FORD

CHAIRMAN