

PLANNING COMMITTEE

5th September 2017

PRESENT:-

Conservative Group

Councillor Roberts (Chairman), Councillor Mrs Brown (Vice-Chairman) and Councillors Coe (substituting for Councillor Ford), Mrs Coe, Mrs Hall, Harrison, Muller, Mrs Patten (substituting for Councillor Stanton) and Watson

Labour Group

Councillors Dr Pearson, Shepherd, Southerd and Tilley

PL/44 **APOLOGIES**

Apologies for absence were received from Councillors Ford and Stanton (Conservative Group)

PL/45 **DECLARATIONS OF INTEREST**

Councillor Shepherd declared a personal interest in Item 1.1 on the Agenda by virtue of being the local Ward Member previously involved in supporting and advocating the facility, and advised that he would remain impartial and participate in the debate.

PL/46 **QUESTIONS BY MEMBERS OF THE COUNCIL PURSUANT TO COUNCIL PROCEDURE RULE NO.11**

The Committee was informed that no questions from Members of the Council had been received.

MATTERS DELEGATED TO COMMITTEE

PL/47 **REPORT OF THE DIRECTOR OF COMMUNITY AND PLANNING SERVICES**

The Director of Community and 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/48 **THE ERECTION OF A COMMUNITY CENTRE AND ASSOCIATED PARKING AREA (RE-DESIGN OF COMMUNITY CENTRE APPROVED UNDER PLANNING PERMISSIONS 9/2011/0484 AND 9/2012/0039/RM) ON LAND OFF CHARTLEY ROAD STENSON FIELDS DERBY**

In relation to the title page of the report, the Chairman noted that the place name should read Stenson. It was reported that members of the Committee had visited the site earlier in the day. The Principle Area Planning Officer advised the Committee that an additional representation had been received in support of the application and clarified the previously approved scheme had been amended to provide a more efficient use for the building.

Mr Adam Walker (objector) and Mr Gurdev Dhillon (supporter) attended the Meeting and addressed Members on this application.

Councillor Shepherd addressed the Committee as Ward Member for Stenson, providing the background to this and the previously approved scheme, making reference to the work Officers, Members, local residents and developers had undertaken to ensure the design of a facility that would meet requirements. The Councillor added that several community meetings had taken place and a petition had been generated in favour of the facility.

RESOLVED:-

That planning permission be granted as recommended in the report of the Director of Community & Planning Services with delegated authority to the Planning Services Manager to continue negotiation to secure additional parking provision and whether secured or not, grant permission subject to conditions in the report.

PL/49

CONTINUED USE OF LAND AS SINGLE PITCH TRAVELLER SITE WITH ONE MOBILE HOME AND ONE TOURING CARAVAN AT LITTLE ACRES COTE BOTTOM LANE CHURCH BROUGHTON DERBY

Mr Yarwood (applicant's agent) attended the Meeting and addressed Members on this application.

Councillor Mrs Patten addressed the Committee as Ward Member for Hilton, raising concerns regarding the predominance of such sites in this location as opposed to the wider district and pitch size.

The Planning Services Manager provided a detailed response explaining the required five-year rolling supply of sites and referred to the Gypsy Traveller Accommodation Assessment (GTAA) study on the requirement apportioned to Derbyshire and East Staffordshire. Members were advised that the study does not allocate sites to wards or parishes. The Planning Services Manager also clarified issues regarding pitch size.

RESOLVED:-

That planning permission be granted as recommended in the report of the Director of Community & Planning Services.

Abstention: Councillor Mrs Patten

PL/50 **OUTLINE APPLICATION (ALL MATTERS EXCEPT FOR ACCESS AND LAYOUT TO BE RESERVED) FOR THE RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS AT 230 STATION ROAD MELBOURNE DERBY**

It was reported that members of the Committee had visited the site earlier in the day.

Mr Andrew Large (applicant's agent) attended the Meeting and addressed Members on this application.

Councillor Harrison addressed the Committee as Ward Member for Melbourne and welcomed the resubmission of the amended application.

RESOLVED:-

That planning permission be granted as recommended in the report of the Director of Community & Planning Services.

PL/51 **USE OF SITE IN CONNECTION WITH B2/B8 USE RETENTION OF PERIMETER PALLISADE FENCING INSTALLTION OF DROPPED KERB, RETENTION OF HARDSTANDING AND RETENTION OF RETAINING WALL AT FIRST FENCE LTD KILN WAY WOODVILLE SWADLINCOTE**

Mr Martin Hall (objector) attended the Meeting and addressed Members on this application.

Councillor Taylor addressed the Committee as Ward Member for Woodville, outlining his concerns regarding the fence obstructing visibility and the subsequent danger to pedestrians when crossing the road.

The Principle Area Planning Officer advised the Committee that the Highways Authority had not raised any concerns regarding this site. Members expressed their concerns and disappointment that the applicants had not co-operated by complying with requests for further information.

RESOLVED:-

That planning permission be refused as recommended in the report of the Director of Community & Planning Services, subject to an amended recommendation to include a further reason for refusal on the basis of visual impact of the fence on the street scene, contrary to policy BNE1 of the Local Plan.

PL/52 **CONTINUED USE OF A DOMESTIC OUTBUILDING FOR A SELF CONTAINED RESIDENTIAL ANNEX TO THE HOST DWELLING AT THE HILL LODGE DEEP DALE LANE BARROW ON TRENT DERBY**

The Planning Services Manager explained this application to the Committee addressing questions raised by Members.

RESOLVED:-

That planning permission be granted as recommended in the report of the Director of Community & Planning Services.

PL/53 **ERECTION OF A STEEL FABRICATED 'FAMILY SILHOUETTE CYCLE' DISPLAY ON VACANT GRASSED AREA ON ENTRANCE TO GREENBANK LEISURE CENTRE CIVIC WAY SWADLINCOTE**

RESOLVED:-

That planning permission be granted as recommended in the report of the Director of Community & Planning Services.

PL/54 **THE ERECTION OF EXTENSIONS AT 38 BEECH AVENUE WILLINGTON DERBY**

RESOLVED:-

That planning permission be granted as recommended in the report of the Director of Community & Planning Services.

PL/55 **PLANNING AND OTHER APPEALS**

The Committee noted the planning appeal decisions in relation to the following applications:

9/2016/1228 Rosliston Road, Walton on Trent

PL/56 **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 was 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.

EXEMPT QUESTIONS BY MEMBERS OF THE COUNCIL PURSUANT TO COUNCIL PROCEDURE RULE No 11.

The Committee was informed that no questions had been received.

The meeting terminated at 7.35pm.

COUNCILLOR A ROBERTS

CHAIRMAN