

PLANNING COMMITTEE

4<sup>th</sup> September 2018

**PRESENT:-**

**Conservative Group**

Councillor Mrs Brown (Chairman), Councillor Mrs Coe (Vice-Chairman) and Councillors Billings (substituting for Councillor Stanton), Ford, Harrison, MacPherson (substituting for Councillor Muller) and Watson

**Labour Group**

Councillors Dr Pearson, Shepherd, Southerd and Tilley

**Independent / Non-Grouped Member**

Councillor Coe

PL/64 **APOLOGIES**

Apologies for absence were received from Councillors Muller, Stanton (Conservative Group) and Tipping (Independent / Non Grouped Member)

PL/65 **DECLARATIONS OF INTEREST**

The Committee was informed that no declarations of interest had been received.

PL/66 **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/67 **REPORT OF THE STRATEGIC DIRECTOR (SERVICE DELIVERY)**

The Strategic Director (Service Delivery) 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/68 **THE ERECTION OF SIX DETACHED DWELLINGS ON LAND OFF DOLES LANE, FINDERN, DERBY**

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

An objector and the applicant's agent attended the Meeting and addressed Members on this application.

Councillor Ford, Ward Member for Willington and Findern, raised comments and queries regarding the planning documentation, the relationship between existing properties and the proposed development, especially no.6, educational provision, the revised scale of the properties, the potential impact on light and privacy, the two different access routes, the boundary hedges and the prospects of any other community benefit, similar to that agreed to by the Derbyshire Wildlife Trust. Other Members referred to parking provision and potential traffic issues, along with the access from the highway. All matters were addressed by the Principal Area Planning Officer.

**RESOLVED:-**

- A. The Committee granted delegated authority to the Planning Services Manager to negotiate and secure the Section 106 Agreement (Unilateral Undertaking) referred to in the report.***
- B. Subject to A. above, that planning permission be granted as recommended in the report of the Strategic Director (Service Delivery).***

PL/69

**ALTERATIONS AND EXTENSIONS TO THE REAR OF CHILDRENS DAY NURSERY AT THE OLD FORGE, 8 THE GREEN, FINDERN, DERBY**

Councillor Ford, Ward Member for Willington and Findern, commended the application in terms of improving the facilities at the location, but acknowledged that most concerns related to parking. In this respect, the Councillor confirmed that County Highways had revisited the location and were considering options for improvements. A construction management plan was also suggested, given the traffic concerns.

Councillor MacPherson, the other Ward Member for Willington and Findern, welcomed the news regarding Highways' renewed involvement, noting that residents were more concerned with traffic rather than the application itself.

**RESOLVED:-**

***That planning permission be granted as recommended in the report of the Strategic Director (Service Delivery), with an additional condition requiring a construction management plan.***

PL/70

**PROPOSED EXTENSION AND ALTERATIONS AND ERECTION OF NEW BOUNDARY WALL AND GATE TO 18 MONSOM LANE, REPTON, DERBY**

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

An objector and the applicant attended the Meeting and addressed Members on this application.

A proposal to defer the decision relating to this application, in order to determine materials and finishes, was not submitted by the Committee.

Members raised comment or queries relating to the historic building line, materials, the criteria of the evolving Repton Neighbourhood Plan, the variety of property styles in the immediate vicinity, amendments made to the original proposals and the boundary wall. The Principal Area Planning Officer responded to all matters raised.

**RESOLVED:-**

***That planning permission be granted as recommended in the report of the Strategic Director (Service Delivery), with an additional condition relating to materials, as well as an informative relating to the boundary wall at the front of the site.***

PL/71 **THE ERECTION OF A DETACHED GARAGE AT 29 WINDSOR AVENUE, MELBOURNE, DERBY**

The applicant attended the Meeting and addressed Members on this application.

Councillor Harrison, Ward Member for Melbourne, outlined the objections raised by a neighbour in relation to the initial application. As the proposal had been revised to become single storey, with other issues addressed, such as the condition preventing a future change to business use, the objections had been rescinded.

**RESOLVED:-**

***That planning permission be granted as recommended in the report of the Strategic Director (Service Delivery).***

PL/72 **THE ERECTION OF A REPLACEMENT DWELLING ALONG WITH ALTERED ACCESS TO REPTON ROAD AT HEATHERS, REPTON ROAD, NEWTON SOLNEY, BURTON ON TRENT**

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

The Principal Area Planning Officer updated Committee with an alteration to the application's description, noting that it should include mention of a detached garage. Committee was also informed of an additional Condition, its inclusion necessary to remove permitted development rights for any subsequent roof alterations.

**RESOLVED:-**

*That planning permission be granted as recommended in the report of the Strategic Director (Service Delivery), including the condition relating to roof alterations.*

PL/73 **PROPOSED LOFT CONVERSION, ROOF LIGHTS AND NEW SIDE ESCAPE WINDOW AT 3 LABURNUM WAY, ETWALL, DERBY**

**RESOLVED:-**

*That planning permission be granted as recommended in the report of the Strategic Director (Service Delivery).*

PL/74 **CHANGE OF USE FROM A GYM (USE CLASS D2) TO MEETING AND FUNCTION ROOM ALONG WITH RETAIL USE (MIXED USE COMPRISING USE CLASSES D1 AND A1) AT 6 THE DELPH CENTRE, MARKET STREET, SWADLINCOTE**

**RESOLVED:-**

*That planning permission be granted as recommended in the report of the Strategic Director (Service Delivery).*

PL/75 **PLANNING AND OTHER APPEALS**

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

9/2017/1185      Beech Avenue, Willington, Derbyshire

PL/76 **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 7.20pm.

COUNCILLOR MRS L BROWN

CHAIRMAN