

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF EAST LEAKE PARISH COUNCIL, HELD ON TUESDAY 28th NOVEMBER 2017 AT 7.00PM**

**PRESENT** Councillors Gary Grayston, Donna Griggs, Ron Hetherington, Marie Males, Conrad Oatey, Glennis Robinson, Mel Roper, Kevin Shaw, Carys Thomas (Chair), Liz Taylor, John Thurman

The Clerk Neil Lambert, Deputy Clerk Sue Lewis and Cllr Jeff Jones were also present

**APOLOGIES FOR ABSENCE** – None

**17/PC/092 CHAIR’S ANNOUNCEMENTS**

None

**17/PC/093 DECLARATION OF INTEREST IN ITEMS ON THE AGENDA**

None

**17/PC/094 MATTERS ARISING FROM PREVIOUSLY CONSIDERED APPLICATIONS**

- The Rempstone Road Appeal will be discussed at Full Council later.
- Lantern Lane – it is our belief that this has gone to Appeal but it is not on the Rushcliffe Borough Council website, the submission date is 3<sup>rd</sup> January 2018 (Clerk to check with Rushcliffe Borough Council ) and to be an Agenda Item on the 12<sup>th</sup> December meeting.

**17/PC/095 PLANNING APPLICATIONS**

**17/02646/CLUPRD 80 Thistle Bank**

Certificate of lawfulness for proposed single storey rear extension

**No Objections Agreed Unanimously**

**17/02638/FUL 8 Rushcliffe Grove**

Demolition of existing dwelling and construction of new bungalow and detached garage revised scheme

**No Objections Agreed Unanimously**

**17/02688/FUL British Gypsum Works, Gotham Road**

Erection of 25m high exhaust stack to replace existing stack as part of an upgrade to a plasterboard dryer

**No Objections Agreed Unanimously**

**17/PC/096 CORRESPONDENCE**

1. Rushcliffe Borough Council, Tom Pettit – Notification of felling of Beech Tree, 9 Brookside - Noted

**17/PC/097 QUESTIONS TO CHAIR (IN ACCORDANCE WITH S.O. 1U)**

There were no questions.

The meeting closed at 7.15pm

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF EAST LEAKE PARISH COUNCIL, HELD ON TUESDAY 12<sup>th</sup> DECEMBER 2017 AT 7.00PM**

**PRESENT** Councillors Donna Griggs, Ron Hetherington, Marie Males, Conrad Oatey, Glennis Robinson, Mel Roper, Kevin Shaw, Carys Thomas (Chair), Liz Taylor, John Thurman

The Clerk Neil Lambert, was also present

**APOLOGIES FOR ABSENCE** – Cllr Gary Grayston reasons agreed and approved.

**17/PC/098 CHAIR’S ANNOUNCEMENTS**

None

**17/PC/099 DECLARATION OF INTEREST IN ITEMS ON THE AGENDA**

None

**17/PC/100 MATTERS ARISING FROM PREVIOUSLY CONSIDERED APPLICATIONS**

The Chair summarised the actions in progress re challenging the Rempstone Road appeal; the Lantern Lane application and appeal; and Kirk Ley Phase 3.

**17/PC/101 TO DISCUSS AND AGREE IF THE COUNCIL WISHES TO MAKE AN ADDITIONAL SUBMISSION TO THE PLANNING INSPECTORATE FOR THE LANTERN LANE APPEAL**

The Chair referred to the draft response previously circulated and following a discussion it was agreed to:

- Enhance paragraph 13 on page 3 regarding Gypsum and that this be higher in priority.
- An Appendix regarding the Health Centre should be inserted rather than referred to for easier access
- Various councillors undertook to gather further evidence to add in
- The Neighbourhood Plan be appended.

**Agreed with 8 in favour with 2 abstentions**

Further actions to be taken:

- Dee Hill was unable to attend the meeting with Carys regarding predictions of school places required and it was hoped this could be rescheduled.
- The Clerk to seek to convene a meeting with Highways Officers at Nottinghamshire County Council
- Explore the possibility of our own transport assessment of the wider village as well as Lantern Lane specifically.
- Cllr Andrew Brown seeking to convene a meeting with the Education Department at Nottinghamshire County Council.

**17/PC/102 PLANNING APPLICATIONS**

**17/02604**

**28 Main Street**

Convert existing business premises to 2 no. 2 bedroom flats, demolish existing rear porch, storage and WC and build single storey rear porch.

No Objections but would like to make the following comment

- The ground floor flat should be accessible for less mobile and older people not merely compliant with the DDA.
- Please note that this is in the context of the East Leake Neighbourhood Plan Policy V1 which prioritizes use of buildings in the village centre.

**Agreed Unanimously**

**17/02355/FUL**

**The Golden Star, 79 Main Street**

Retention of area of cement hard surface

Object on the grounds that

- Visual impact in a Conservation Area
- The new cement concrete surface does not match the existing surroundings
- Raised manhole covers are a hazard

**Agreed Unanimously**

**17/PC/103 TO AGREE A RESPONSE ON THE DRAFT REVIEW OF THE STATEMENT OF COMMUNITY INVOLVEMENT (SEE ATTACHED EMAIL)**

The Chair referred members to the draft report previously circulated and it was agreed not to respond to this statement.

**17/PC/104 TO AGREE A RESPONSE ON THE NOTTINGHAMSHIRE MINERALS LOCAL PLAN (SEE ATTACHED EMAIL)**

The Chair referred members to the draft report previously circulated and Cllr Ron Hetherington agreed to draft a response regarding safe guarding gypsum deposits

**17/PC/105 CORRESPONDENCE**

1. Cllr R Upton – Land North of Rempstone Road Appeal – Rushcliffe Borough Council are not taking any further action
2. Rushcliffe Borough Council – Old Rectory, 9 Brookside – Notification of proposed works – trim 2 cherries in front garden, coppice hazel, fell cedar, 2 oaks, goat will and silver birch, crown lift holm oak in rear garden.
3. The following planning applications were approved by Rushcliffe Borough Council
  - 17/02021/FUL, Active Physio Limited, 11 Gotham Road - Change of use from Physiotherapist to coffee house/delicatessen for the sale of produce and beverages (including alcohol) for consumption both on and off the premises. Expansion of an existing business which currently occupies 13 Gotham Road. No change to front elevation other than signage. Installation of roof lights to both roof pitches of 11 Gotham Road.
  - 17/02270/FUL 110 Sycamore Road -Single storey side/rear extension
  - 17/02575/FUL 41 Oldershaw Road - Construct conservatory to rear

- 17/02330/FUL 11 Leivers Close - Single storey front and rear extensions
- 17/01840/ADV The Co-op, 87 Main Street - Proposed replacement signage, illuminated and non-illuminated. To include totem and projecting sign.
- 17/02331/FUL Manor Farm Day Nursery, Castle Hill - Single storey office accommodation
- 17/01983/FUL 65 Main Street - Change of use from A1 (shops) to D1 (non-residential institutions) (ground floor) and C3 (dwelling house) to D1 AND c3 TO b1 (Business) (first floor)
- 17/02196/FUL 35 Twentylands Drive - (Demolish conservatory) Single storey rear extension

Rushcliffe Borough Council refused the following application

- 17/02136/FUL 4 Woodgate Road - Two storey rear extension, additional window on front dormer, re-clad existing dormer, internal alterations, render finish to external walls.

**17/PC/106 QUESTIONS TO CHAIR (IN ACCORDANCE WITH S.O. 1U)**

There were no questions.

The meeting closed at 7.50pm.