

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF EAST LEAKE PARISH COUNCIL, HELD IN THE PARISH COUNCIL OFFICES ON TUESDAY 11th OCTOBER 2022 AT 7.00PM

PRESENT: Cllrs Wendy Thompson, Kevin Shaw, Chris Garbett, Liz Taylor (Chairman) and Lynne Twigg

ALSO PRESENT: The Clerk, Sue Lewis, was also present.

APOLOGIES FOR ABSENCE: Cllrs Donna Griggs, Carys Thomas, Eleanor Robinson and Jason Billin

22/PC/049 CHAIR'S ANNOUNCEMENTS

None

22/PC/050 DECLARATION OF INTEREST IN ITEMS ON THE AGENDA

None

22/PC/051 MATTERS ARISING – FOR INFORMATION ONLY

None

22/PC/052 PLANNING APPLICATIONS

[22/01539/FUL](#)

1 Quince Close, East Leake, LE12 6RB

Proposed single storey side and rear extension, External alterations include to fenestration, doors and application of render. Open timber storm porch to side elevation (Amended Description).

Agreed to remain neutral and make the following comments:

- Still no clarification on the boundaries between neighbouring properties.
- Juliet balcony on the front of the property is out of keeping with the rest of the street.

Agreed Unanimously

[22/01484/FUL](#)

20 Ropewalk, East Leake, LE12 6NR

Please see amended plans uploaded 20.09.2022

Single storey side extension to existing garage.

Object on the grounds:

- Loss of parking spaces
- Confirm that the garage is staying as a garage

- Proposed extension is too close to the existing 1.8m high fence, which needs to be retained (Section 106 stipulation)

Agreed Unanimously

22/PC/053 CORRESPONDENCE

1. Rushcliffe Borough Council, 22/01491/FUL, 21 Costock Road, change of use of existing kitchen/storage building to agricultural – Grant Planning Permission

22/PC/054 QUESTIONS TO CHAIR (IN ACCORDANCE WITH S.O. 1U)

There were no questions.

The meeting closed at 7.13pm

DRAFT

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF EAST LEAKE PARISH COUNCIL, HELD IN THE PARISH COUNCIL OFFICES ON TUESDAY 25th OCTOBER 2022 AT 7.00PM

PRESENT: Cllr Liz Taylor (Chair), Cllr Eleanor Robinson, Cllr Kevin Shaw, Cllr Chris Garbett, Cllr Jason Billin, Cllr Carys Thomas, Cllr Donna Griggs, Cllr Lynne Twigg.

ALSO PRESENT: The Clerk, Sue Lewis, Assistant Clerk, Ally Moore, and one member of the press/public.

APOLOGIES FOR ABSENCE: Cllr Wendy Thompson – reasons given and accepted.

22/PC/056 DECLARATION OF INTEREST IN ITEMS ON THE AGENDA: None

22/PC/057 MATTERS ARISING – FOR INFORMATION ONLY: None

22/PC/058 PLANNING APPLICATIONS

22/00303/FUL

Land to Northeast of Highfields Farm, Bunny Hill

Construction of a solar farm and battery stations together with all associated works, equipment, and necessary infrastructure, together with the formation of a new vehicular access onto Bunny Hill (A60).

No objections, but would like to raise the following concerns:

- Maintenance of ancient hedgerow when new access road onto A60 is established
- Protection of trees and hedgerows during construction and during the operation of the site afterwards
- Potential runoff of water from panels into Kingston Brook which could potentially increase flooding in Costock and East Leake
- Planting of additional screening to create an alternative habitat to replace what is being lost by the solar farm

Agreed 7 in favour with one abstention

22/01109/FUL

69 Sharpley Drive

Erection of granny annexe

Object on the grounds:

- Windows are less than 2m away from neighbouring properties and will cause a loss of privacy to those neighbours.
- Principle of back land development
- Drainage 'dwelling to near to the ditch which may cause flooding, suggest a flood risk assessment is needed as we know the ditch floods.
- Impact on the street scene
- Noise caused by cars using the garage.

- Scale does not fit ' over intensive.
- Separate development inappropriate in this location
- If approved, suggest that the granny annex shall not be used at any time other than for purposes ancillary to the residential use of the dwelling known as 69 Sharpley Drive.

Agreed unanimously

22/PC/059 CORRESPONDENCE

1. Rushcliffe Borough Council re 22/01594/FUL (Rushcliffe Golf Club - demolition of single storey side extension, erection of single storey front, side, and rear extensions, raise roof height to create 1st floor, includes change of use for 10 no. guest rooms; Erection of detached single storey pro shop includes office and changing rooms) – **Grant planning permission**

22/PC/060 QUESTIONS TO CHAIR (IN ACCORDANCE WITH S.O. 1U)

There were no questions.

The meeting closed at 19.12pm