

Planning Committee

Minutes of the Meeting held on Wednesday, 18th October, 2023 at The Ballroom, Retford Town Hall, DN22 6DB

Present: Councillor N J Sanders (Chairman)

Councillors:

S Fielding	C Adams
J Bowker	D Challinor
M Charlesworth	G Dinsdale
G Freeman	F McFarland
G A N Oxby	D G Pidwell

Officers: B Alderton-Sambrook, S Bacon, C Hopkinson J Krawczyk and E Wallace.

(The meeting opened at 6.30 pm.)

26 Apologies

Apologies for absence were received from Councillor H M Brand.

27 Declarations of Interest

27a Members

There were no declarations of interest by Members.

27b Officers

There were no declarations of interest by Officers.

28 Minutes of the meeting held on 13th September 2023

Resolved that the Minutes of the meeting held on 13th September 2023 be approved.

29 Minutes of Planning Consultation Group meetings held on:

29a 18th September 2023

Resolved that the Minutes of the Planning Consultation Group on 18th September 2023 be received.

29b 2nd October 2023

Resolved that the Minutes of the Planning Consultation Group on 2nd October 2023 be received.

30 Outstanding Minutes List

Resolved that the Outstanding Minutes List be received.

Section A - Items for discussion in public

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Key Decisions

None.

Other Decisions

31 Report(s) of the Head of Regeneration

31a Public Interest Test

The Head of Regeneration, determined that all items on the agenda are non-confidential.

Appeal Decisions

31b Appeal Decision: APP/A3010/W/23/3316415 - Copperfields, Land off Gainsborough Road, North Wheatley, Retford

The Planning Development Manager gave a summary of the appeal.

Resolved that the appeal decision be received

31c Appeal Decision: APP/A3010/W/23/3315919 - Land forming part of North End of Gateford Road, Worksop S81 8AE

The Planning Development Manager gave a summary of the appeal.

Members were advised that training has been arranged on 1st November at 4pm with the barrister who was at the appeal. All Members were encouraged to attend.

An elected Member noted the costs that will be awarded. He thanked the Chair for his role at the appeal.

Resolved that the appeal decision be received

Planning Applications and Associated Items

31d Planning Application: 23/00801/FUL - Land at High Marnham Power Station, Power Station Access, Fledborough Road, High Marnham, Newark

The application sought to construct an 8MW electrolytic green hydrogen production plant with associated infrastructure including HGV and Multi Cylinder Pack loading areas, vehicle maintenance unit, staff welfare facilities and control room, 11KV customer substation, boundary fencing, internal access roads, landscaping, external lighting and works.

The site was subject to a site visit prior to the meeting.

The Planning Development Manager presented the application. Members were presented with a location map, site plan layout and elevations for consideration.

Responses from statutory consultees were detailed in the report.

In accordance with the rules of procedure for public participation Lucy Atkinson, spoke on behalf

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of Dunham and District Parish Council and the Trentside Parish Group. Alistair Collins spoke in support of the application as the applicant.

Members asked questions in relation to screening on site, landscaping, lighting and surface water. Member's questions and comments were addressed by the Planning Development Manager.

In conclusion, the Chairman summarised the debate.

Recommendation of the Head of Regeneration: Grant Subject to Conditions

Committee Decision Resolved that: Grant Subject to Conditions.

(G A N Oxby left the meeting)

31e Planning Application: 23/00272/COU - The Regal Centre, Carlton Road, Worksop S80 1PD

The application sought full planning permission for the conversion of the existing buildings to 21 residential apartments.

The site was subject to a site visit prior to the meeting.

The Planning Development Manager presented the application. Members were presented with a location map, site plan and elevations for consideration.

Responses from statutory consultees were detailed in the report.

(A two minute comfort break was taken)

In accordance with the rules of procedure for public participation Jessica Hird spoke in support of the application as the agent.

Members asked questions in relation to refuse disposal, parking, fire assembly point, construction traffic, site notice and the conservation area. Member's questions and comments were addressed by the Planning Development Manager.

Councillor J Bowker proposed an additional condition that a construction traffic management plan be approved by the Council. The proposal was seconded and Members took a vote on the additional condition.

Committee Decision Resolved that: The additional condition be agreed.

In conclusion, the Chairman summarised the debate.

Recommendation of the Head of Regeneration: Grant Subject to Conditions as circulated and the execution of a S106 Agreement.

Committee Decision Resolved that: Grant Subject to Conditions as circulated, the imposition of an additional condition in relation to a construction traffic management plan and the execution of a S106 Agreement.

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Exempt Information Items

Section B - Items for discussion in private

Key Decisions

None.

Other Decisions

None.

32 Any other business which the Chairman considers to be urgent

As there was no other business to discuss the Chair closed the meeting.

(Meeting closed at 8.21 pm.)