

Planning Consultation Group

Minutes of the meeting held on Tuesday 12th June 2023 via MS Teams

Present Councillors: S.J. Fielding, F. McFarland, D.G. Pidwell and N.J. Sanders.

Officers in attendance: S. Johnson and J. Krawczyk.

(Meeting opened at 4.00pm).

5. Apologies

Apologies for absence were received from Councillor J.P. Bowker.

Councillor D.G. Pidwell attended as substitute member.

6. Declarations of Interest

Councillor S.J. Fielding declared a Non-Pecuniary Interest (pre-determination) in application 23/00410/CDM

Councillor Fielding left the meeting during the determination of this item and for the rest of the meeting.

Councillor F. McFarland declared a Non-Pecuniary Interest (pre-determination) in application 23/00410/CDM

Councillor McFarland left the meeting during the determination of this item and for the rest of the meeting.

7. Planning Applications

Ref. No.	Description
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23/00340/COU	Convert Existing Garage to Pet Parlour. 16 Ghest Villas, Doncaster Road, Costhorpe.
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Members were advised of an application to convert an existing garage to a 'Pet Parlour.'

Plans were circulated to Members prior to the meeting.

No comments or objections were received. One condition that appointments are required to visit the premises will limit the parking of vehicles.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
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23/00508/HSE	Erection of detached outbuilding/garage. 10 Manor Close, Misson.
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Members were advised that the application sought permission for the erection of detached outbuilding/garage.

Plans were circulated to Members prior to the meeting.

No comments or objections were received. The application is conditional on the use of specified brick and facia materials.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00196/HSE	Single Storey Rear Extension. 7 Somerton Road, Worksop.

Members were advised of an application for a single storey rear extension.

Plans were circulated to Members prior to the meeting.

An objection was received from a neighbouring property on the grounds of over-shadow but Officers were satisfied that the extension complied with the 45 degree test for over-shadow. A further object from the same property was on the right of access but this is a non-material consideration.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00091/FUL	Proposed Canopy Extension. Unit C7 Glassworks Way Harworth South Yorkshire DN11 8SR.

Members were advised of an application for an extension of the canopy overhanging an existing commercial unit.

Plans were circulated to Members prior to the meeting.

No objections or comments have been received.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00296/FUL	Change of Use of Existing Agricultural and Equestrian Land, for Extension of Existing Traveller Site, to Provide 2 Additional Pitches, Each Pitch Accommodating 1 Static and 1 Touring Caravan.

The Paddock, Long Lane, East Drayton.

Members were advised of an application to convert the existing agricultural and equestrian land adjoining a traveller site to accommodate additional pitches for both static and touring caravans.

Plans were circulated to Members prior to the meeting.

No objections or comments have been received.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00291/VOC	Variation of Condition 2, on P.A 19/00433/FUL to Replace Site Layout Drawing No 19/025/SL/G To Site Layout Drawing No. 10/025/SL/Rev P. Land South West Of Beverley Road, Harworth.

Members were advised of a Variation of Condition 2 and submission of amended site layout drawing.

Plans were circulated to Members prior to the meeting.

No objections or comments have been received.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00592/HSE	Erection of side extension. Fernleigh, Limes Avenue, Nether Langwith .

Members were advised of an application the erection of a side extension.

Plans were circulated to Members prior to the meeting.

One objection has been received from a neighbouring property; no comment/response has been received from the Parish Council.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
22/01675/RES	Reserved Matters Application for the Approval of Appearance, Landscaping, Layout and Scale for 28 Dwellings Following Outline Permission 14/00213/OUT - Outline Planning Application for Mixed Use

Development Comprising of Residential (up to 380 units) and Commercial (up to 19,000 sq m) of B1 (a) Office. Provision of Open Space and Improved Site Landscaping. Vehicular Access from Gateford Road, Gateford Toll Bar & Claylands Avenue.

Land South of Gateford Road, Worksop.

Members were advised that a Reserved Matters application for the appearance, landscaping, layout and scale for 28 dwellings.

Plans were circulated to Members prior to the meeting.

No objections or comments have been received.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00067/VOC	Variation of Conditions 7 and 8 to P.A 12/01317/OUT to allow Open and Outside Storage on Site. Ballards Removals Holdings Limited, Land South off Meadow View, Old London Road, West Drayton.

Members were advised of an application to vary conditions.

Plans were circulated to Members prior to the meeting.

No objections or comments have been received.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
23/00069/VOC	Variation of Conditions 1 4 6 7 and 9 of PA 16/00467/RES Condition 1 Amend Block Plan Site Layout Drawing from 16/1714REV 1E to UKSD-SA-08-0001 A00, Condition 4 Parking Spaces, Condition 6 Pedestrian Route, Condition 7 Cycle Facilities, and Condition 9 Landscaping. Ballards Removals Holdings Limited, Land South off Meadow View, Old London Road, West Drayton.

Members were advised of an application to vary conditions.

Plans were circulated to Members prior to the meeting.

No objections or comments have been received.

Officer recommendation – Grant planning permission.

Outcome following PCG – Refer for Officer Decision.

Ref. No.	Description
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23/00410/CDM	Reasons for Objection following Committee.
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Former Ash Disposal Lagoons, South of Lound,
Retford.

Members considered the wording, for reason in raising objection and response, to be sent on behalf the District Council as a statutory consultee.

The grounds for objection are as follows:

“The Council has concerns regarding the potential impact that the development will have on the health of nearby residents, particularly due to the generation of dust that may contain asbestos particulates. The District Council would wish to see a detailed Health Impact Assessment in order to ascertain the impact of the development on public health. The District Council also recommends that Nottinghamshire County Council seek specialist advice in respect of the potential impact upon human health.”

Outcome following PCG – The wording is approved and sent as reasons for objection.

8. Any other business which the Chairman considers to be urgent

As there was no other business, the Chairman closed the meeting.

(Meeting ended at 4:46pm).