

PLANNING COMMITTEE

Meeting held in the Council Chamber, Council Offices, Urban Road, Kirkby-in-Ashfield,

on Thursday, 28th March, 2019 at 7.00 pm

Present: Councillor Chris Baron in the Chair;

Councillors Cheryl Butler, Tom Hollis,
Rachel Madden, Keir Morrison, Phil Rostance
(Vice-Chair), Helen-Ann Smith, Mike Smith,
Sam Wilson and Jason Zadrozny.

Apologies for Absence: Councillor David Griffiths.

Officers Present: Martin Elliott, Mick Morley, Christine Sarris and
Samantha Reynolds.

**P.36 Declarations of Disclosable Pecuniary or Personal Interests and Non
Disclosable Pecuniary/Other Interests.**

There were no declarations of interest.

**P.37 To receive and approve as a correct record the minutes of a meeting of
the Planning Committee held on 28 February 2019**

The Minutes of the meeting held on 28 February 2019 were approved as a
correct record and signed by the Chairman.

P.38 To receive and consider the attached planning applications.

- 1. V/2018/0734 - Outline Application with All Matters Reserved for
Demolition of Existing Buildings and Construction of 9 Dwellings
with Associated Access, Car Parking and Amenity Space -
Sunbeam House, West Street, Hucknall.**

The Chairman noted that members of the Committee had carried out a site
visit earlier in the week.

In accordance with the Council's procedure for speaking at Planning
Committee Mr Max Cully of M.I.C Design (agent for the applicant), addressed
the meeting.

It was moved by Councillor Baron and seconded by Councillor P Rostance
that planning permission be **REFUSED** for the reasons set out in the officer's
report.

For the motion: Councillors Baron, Butler, K Morrison, P Rostance and M Smith

Against the motion: Councillors T Hollis, Madden, H Smith, Wilson and Zadrozny

Abstentions: None

With five votes for the motion and five votes against, the Chairman used his casting vote to vote for the motion.

Accordingly, the motion was declared as **CARRIED**.

2. V/2019/0038 - Reserved Matters Permission for Development of 45 Dwellings, 2 Flats and Commercial Space, together with Associated Infrastructure and Roads - Land to the East of Hurricane Road, Hucknall.

The Chairman noted that members of the Committee had carried out a site visit earlier in the week.

The Chairman advised that while no objections had been received to the application, that due to an administrative error and a misunderstanding caused by the similar application numbers of the application and of the subsequent application, that he would be using his discretion and allow an objector to address the meeting in respect of the application.

The Assistant Director, Planning and Regulative Services noted that the application was being considered before application V/2018/0803 (Proposed Erection of 120no. dwellings (including 10% affordable housing) and associated infrastructure including accesses and landscaping (Re-Submission of V/2018/0150) - Land at Rolls Royce, Watnall Road, Hucknall), as the application demonstrated some provision of local facilities for the area.

In accordance with the Council's procedure for speaking at Planning Committee, and at the Chairman's discretion Mr Vaughan Gallagher (objector), and Mr Nathan Wilkinson of Brewster Bye Architects (architect for the applicant), addressed the meeting.

It was moved by Councillor Baron and seconded by Councillor P Rostance that consideration of the application be **DEFERRED** to a future meeting of the Planning Committee in order to enable further discussions to take place between the Council and the applicant with regard to the location, potential uses and amount of retail space on the development.

For the motion: Councillors Baron, Butler, T Hollis, K Morrison, P Rostance, H Smith, M Smith and Wilson.

Against the motion: None

Abstentions: Councillors Madden and Zadrozny

Accordingly, the motion was declared as **CARRIED**.

The meeting adjourned at 8:07pm and reconvened at 8:12pm

3. V/2018/0803 - Proposed Erection of 120no. dwellings (including 10% affordable housing) and associated infrastructure including accesses and landscaping (Re-Submission of V/2018/0150) - Land at Rolls Royce, Watnall Road, Hucknall.

The Chairman noted that members of the Committee had carried out a site visit earlier in the week.

It was moved by Councillor Baron and seconded by Councillor Butler that consideration of the application be **DEFERRED** to a future meeting of the Planning Committee in order to enable further discussions to take place between the Council and the applicant with regard to application V/2019/0038 (Reserved Matters Permission for Development of 45 Dwellings, 2 Flats and Commercial Space, together with Associated Infrastructure and Roads - Land to the East of Hurricane Road, Hucknall), with regard to the location, potential uses and amount of retail space on the development so as to enable the applications to be considered consecutively at a future meeting of the Planning Committee.

For the motion: Councillors Baron, Butler, T Hollis, Madden, K Morrison, P Rostance, H Smith, M Smith, Wilson and Zadrozny

Against the motion: None

Abstentions: None

Accordingly, the motion was declared as **CARRIED**.

4. V/2019/0031 - Application for Approval of Reserved Matters Following Outline Approval of Planning Permission V/2016/0617 - Land to the Rear of 319-331 Alfreton Road, Sutton-in-Ashfield.

In accordance with the Council's Policy for dealing with late matters in relation to planning applications (Minute No. D4.17, 1993/94), the Development Team Manager gave a verbal report on additional comments received in relation to the application after the agenda had been finalised as follows:

In accordance with the Council's procedure for speaking at Planning Committee Mr Neil Hodgkinson (objector), addressed the meeting.

It was moved by Councillor T Hollis and seconded by Councillor Wilson that planning permission be **REFUSED** for the following reasons.

That the proposed development, with regard to its design, scale, mass and appearance would be an inappropriate development in the open countryside that would result in an unacceptable level of impact on the amenity and open

countryside character of the area.

The proposed development would also provide an unacceptable level impact on the amenity of the residents of the neighbouring properties due to the overlooking and loss of privacy that would be created by the development.

For the motion: Councillors Baron, Butler, T Hollis, Madden, K Morrison, P Rostance, H Smith, M Smith, Wilson and Zadrozny

Against the motion: None

Abstentions: None

Accordingly, the motion was declared as **CARRIED**.

The meeting closed at 8.46 pm

Chairman.