

**When telephoning, please ask for:** Tracey Coop  
**Direct dial** 0115 914 8511  
**Email** [constitutionalservices@rushcliffe.gov.uk](mailto:constitutionalservices@rushcliffe.gov.uk)

**Our reference:**  
**Your reference:**  
**Date:** Wednesday, 29 May 2019



**Rushcliffe Community  
Contact Centre**  
Rectory Road  
West Bridgford  
Nottingham  
NG2 6BU

To all Members of the Planning Committee

Dear Councillor

Planning Committee – Thursday, 30 May 2019

The following is a schedule of representations received after the agenda for the Planning Committee was finalised.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Sanjit Sull'.

Sanjit Sull  
Monitoring Officer

## **AGENDA**

4.1. Late Representations (Pages 1 - 4)

### Membership

Chairman: Councillor R Butler

Vice-Chairman: Councillor Mrs M Stockwood

Councillors: A Brennan, K Beardsall, P Gowland, L Healy, A Major, J Murray, F Purdue-Horan, B Buschman, N Clarke, R Jones, K Shaw, J Stockwood, C Thomas and D Viridi

**In person**  
Monday to Friday  
8.30am - 5pm  
First Saturday of  
each month  
9am - 1pm

**By telephone**  
Monday to Friday  
8.30am - 5pm

**Telephone:**  
0115 981 9911

**Email:**  
[customerservices@rushcliffe.gov.uk](mailto:customerservices@rushcliffe.gov.uk)

[www.rushcliffe.gov.uk](http://www.rushcliffe.gov.uk)

**Postal address**  
Rushcliffe Borough  
Council  
Rushcliffe Arena  
Rugby Road  
West Bridgford  
Nottingham  
NG2 7YG



## Meeting Room Guidance

**Fire Alarm Evacuation:** in the event of an alarm sounding please evacuate the building using the nearest fire exit, normally through the Council Chamber. You should assemble at the far side of the plaza outside the main entrance to the building.

**Toilets:** are located to the rear of the building near the lift and stairs to the first floor.

**Mobile Phones:** For the benefit of others please ensure that your mobile phone is switched off whilst you are in the meeting.

**Microphones:** When you are invited to speak please press the button on your microphone, a red light will appear on the stem. Please ensure that you switch this off after you have spoken.

## Recording at Meetings

The Openness of Local Government Bodies Regulations 2014 allows filming and recording by anyone attending a meeting. This is not within the Council's control.

Rushcliffe Borough Council is committed to being open and transparent in its decision making. As such, the Council will undertake audio recording of meetings which are open to the public, except where it is resolved that the public be excluded, as the information being discussed is confidential or otherwise exempt.

**18/01750/FUL**

**Applicant** Hofton And Son Ltd

**Location** OS Field 5335, Moorbridge Road, Bingham

**Proposal** Construction of 34 no. industrial units with associated car parking and new access road.

**Ward** Bingham East

## LATE REPRESENTATIONS FOR COMMITTEE

1. **NATURE OF REPRESENTATION:** Objection  
**RECEIVED FROM:** Cllr Williams

### **SUMMARY OF MAIN POINTS:**

Concerns development would be over intensive and does not provide enough parking.

### **PLANNING OFFICERS COMMENTS:**

These matters have been addressed within the committee report and are similar to matters raised by former Cllr Davidson during the application process.

**18/02524/OUT**

**Applicant** Tuttey Family And CEG Land Promotions Ltd

**Location** Land At Barnfield Farm, Nicker Hill, Keyworth

**Proposal** Residential development of up to 151 dwellings (including 20% affordable housing) with vehicular access from Nicker Hill, associated open space, allotments, children's play area, surface water attenuation and ancillary works (Outline application with all matters reserved except for access).

**Ward** Keyworth And Wolds

## LATE REPRESENTATIONS FOR COMMITTEE

2. **NATURE OF REPRESENTATION:** Update on emerging policy situation

**RECEIVED FROM:** Planning Officer

### **SUMMARY OF MAIN POINTS:**

Since the preparation of the report the proposed modifications in relation to emerging policy 4.1 have been published for consultation. This removes reference to criteria a) 'the neighbouring Local Wildlife Site should not be adversely affected' (this site has recently been delisted).

It proposes amendments to criterion c) to read:

*c) significant impacts on the amenity of new residents resulting from the activities of the neighbouring British Geological Survey, that may also result in unreasonable restrictions on this business's activities, should be avoided or adequately mitigated; and*

inserts a new criterion:

*d) a financial contribution to a package of improvements for the A52(T) between the A6005 (QMC) and A46 (Bingham);*

### **PLANNING OFFICERS COMMENTS:**

These matters are already addressed in the report and condition 6 requires the applicant to enter into a S278 to secure contributions towards highway improvements.

# 18/02269/OUT

**Applicant** Mr & Mrs Martin and Linda Oglesby

**Location** Land At Grooms Cottage, Shelford Road, Radcliffe On Trent

**Proposal** Outline planning application for the development of 55 residential dwellings with all matters reserved with the exception of access.

**Ward** Radcliffe On Trent

## LATE REPRESENTATIONS FOR COMMITTEE

3. **NATURE OF REPRESENTATION:** Update on emerging policy situation

**RECEIVED FROM:** Planning Officer

### **SUMMARY OF MAIN POINTS:**

Since the preparation of the report the proposed modifications in relation to emerging policy 5.2 have been published for consultation. This inserts a new criterion requiring a financial contribution to a package of improvements for the A52T between the A6005 (QMC) and A46 (Bingham).

A new supporting paragraph is also proposed stating:

*The development of this allocation, together with the allocation contained within Policy 5.3, should not prejudice the delivery of either site. In particular, there are no surface water or combined sewers in the vicinity of this site. Given the topography of the area, if surface water issues cannot be adequately managed within this allocation, surface water drainage solutions may have to be in place within the adjacent allocation (Policy 5.3) before the development of this allocation in order to allow appropriate drainage to be provided in accordance with the drainage hierarchy.*

### **PLANNING OFFICERS COMMENTS:**

These matters are already addressed in the report with a suggested planning condition (no. 17) requiring the applicant to enter into a S278 to secure contributions towards the highway improvements. In relation to drainage matters these have been carefully assessed and recommended condition 3 deals such matters.

4. **NATURE OF REPRESENTATION:** Update on conditions

**RECEIVED FROM:** Planning Officer

**SUMMARY OF MAIN POINTS:**

A number of conditions have slight typographical errors, which require amendment. Condition 4, 5 and 7 should read ‘...approved under this permission...’, and have not refer to condition 6, and in condition 9 the word ‘the’ included in error before ‘each dwelling’ should be removed.

**PLANNING OFFICERS COMMENTS:**

Conditions to be amended.