

**MINUTES
OF THE MEETING OF THE
PLANNING COMMITTEE
THURSDAY, 10 OCTOBER 2024**

Held at 6.00 pm in the Council Chamber, Rushcliffe Arena, Rugby Road, West
Bridgford

and live streamed on Rushcliffe Borough Council's YouTube channel

PRESENT:

Councillors R Butler (Chair), R Walker (Vice-Chair), J Chaplain, A Edyvean,
S Ellis, E Georgiou, S Mallender, D Mason and C Thomas

OFFICERS IN ATTENDANCE:

H Knott	Head of Planning
A Cullen	Planning Manager - Development, Planning and Growth
A Baxter	Team Manager Area Planning
C Thompson	Area Planning Officer
P Langton	Senior Planning Officer
N Ford	Planning Assistant
A Walker	Borough Solicitor
E Richardson	Democratic Services Officer

APOLOGIES:

Councillors S Calvert and T Wells

13 Declarations of Interest

Councillor C Thomas declared a non-pecuniary interest as Ward Councillor for application 23/02182/FUL and 24/00211/RELDEM and would remove herself from the discussion and vote for this item.

Councillor H Om arrived after the start of the meeting and removed himself from the discussion and vote for application 24/00776/FUL.

14 Minutes of the Meeting held on 12 September 2024

The minutes of the meeting held on 12 September 2024 were agreed as a true record and were signed by the Chair.

15 Planning Applications

The Committee considered the written report of the Director Development and Economic Growth relating to the following applications, which had been circulated previously.

24/00776/FUL - Two year temporary permission for side boundary fencing. New side gate. Planting of side perimeter hedging. Alterations to existing garage with new hardstanding and adequate drainage to create driveway for parking (Retrospective) - 26 Lyme Park, West Bridgford, Nottinghamshire NG2 7TR

Updates

Additional representation was received after the agenda was published and this was circulated to the Committee before the meeting.

In accordance with the Council's Public Speaking Protocol for Planning Committee, Ms A Mann (Applicant) and Councillor A Phillips (Ward Councillor) addressed the Committee. Mr P Houghton (Objector) had submitted a written statement prior to the meeting which was read out by the Borough Solicitor.

DECISION

PLANNING PERMISSION BE GRANTED SUBJECT TO CONDITIONS, THE DETAILS OF WHICH ARE SET OUT IN THE REPORT PUBLISHED WITH THE AGENDA.

23/02182/FUL and 24/00211/RELDDEM - Proposed Demolition of Part of Existing Barns; Conversion of Existing Barns and Rebuild New Barn with Single Storey Extension to form 1 New Dwelling - 48 Main Street, East Leake, Nottinghamshire, LE12 6PG

Updates

Additional representation was received after the agenda was published and this was circulated to the Committee before the meeting.

In accordance with the Council's Public Speaking Protocol for Planning Committee, Ms K Forlani (Applicant), Ms S Postlewaite (Objector) and Councillor L Way (Ward Councillor) addressed the Committee.

Councillor C Thomas left the Council Chamber to remove herself from the discussion and vote.

Comments

Members of the Committee sought clarification about the ecologist survey in relation to bats and expressed concern about work taking place if they were discovered to be living in the building and asked that an advisory note be added to the application stating that demolition and building works should cease should bats be found in the building. Members of the Committee noted the wording of Condition 5 in relation to trees and asked that the word 'should' be amended to 'will', to state that tree protection measures will refer to all trees on the site.

DECISION

24/00211/RELDDEM – APPROVAL BE GRANTED FOR THE DEMOLITION OF THE BUILDING SUBJECT TO CONDITIONS SET OUT IN THE REPORT PUBLISHED WITH THE AGENDA, WITH AN ADVISORY NOTE THAT WORKS WILL STOP SHOULD BATS BE FOUND IN THE BUILDING.

Councillor C Thomas rejoined the meeting.

23/02182/FUL - PLANNING PERMISSION BE GRANTED SUBJECT TO CONDITIONS, THE DETAILS OF WHICH ARE SET OUT IN THE REPORT PUBLISHED WITH THE AGENDA, WITH AN ADVISORY NOTE THAT WORKS WILL STOP SHOULD BATS BE FOUND IN THE BUILDING AND THAT CONDITION 5 BE AMENDED TO STATE THAT TREE PROTECTION MEASURES WILL REFER TO ALL TREES ON THE SITE.

24/01456/REG3 - Refurbishment & de carbonisation works including the installation of air source heat pumps with external plant enclosure, installation of photovoltaic panels, installation of thermal insulation to exterior timber framed walls and flat roof areas with increase in height, alteration to rear access into the building, removing painted timber window frames & replacing with powdered coated aluminium frames, and installation of mobile telecommunication dish - Rushcliffe Borough Council, Sir Julien Cahn Loughborough Road, West Bridgford, Nottinghamshire

DECISION

PLANNING PERMISSION BE GRANTED SUBJECT TO CONDITIONS, THE DETAILS OF WHICH ARE SET OUT IN THE REPORT PUBLISHED WITH THE AGENDA.

16 Planning Appeals

The Committee noted the Planning Appeal Decisions report which had been circulated with the agenda.

The meeting closed at 7.54 pm.

CHAIR