



Planning Committee

16 December 2019

Planning Applications

Report of the Executive Manager - Communities

PLEASE NOTE:

1. Slides relating to the application will be shown where appropriate.
2. Plans illustrating the report are for identification only.
3. Background Papers - the application file for each application is available for public inspection at the Rushcliffe Customer Contact Centre in accordance with the Local Government Act 1972 and relevant planning legislation/Regulations. Copies of the submitted application details are available on the website <http://planningon-line.rushcliffe.gov.uk/online-applications/>. This report is available as part of the Planning Committee Agenda which can be viewed five working days before the meeting at <https://democracy.rushcliffe.gov.uk/ieListMeetings.aspx?Committeeld=140> Once a decision has been taken on a planning application the decision notice is also displayed on the website.
4. Reports to the Planning Committee take into account diversity and Crime and Disorder issues. Where such implications are material they are referred to in the reports, where they are balanced with other material planning considerations.
5. With regard to S17 of the Crime and Disorder Act 1998 the Police have advised they wish to be consulted on the following types of applications: major developments; those attracting significant numbers of the public e.g. public houses, takeaways etc.; ATM machines, new neighbourhood facilities including churches; major alterations to public buildings; significant areas of open space/landscaping or linear paths; form diversification to industrial uses in isolated locations.
6. Where the Planning Committee have power to determine an application but the decision proposed would be contrary to the recommendation of the Executive Manager - Communities, the application may be referred to the Council for decision.
7. The following notes appear on decision notices for full planning permissions:
“When carrying out building works you are advised to use door types and locks conforming to British Standards, together with windows that are performance tested (i.e. to BS 7950 for ground floor and easily accessible windows in homes). You are also advised to consider installing a burglar alarm, as this is the most effective way of protecting against burglary.

If you have not already made a Building Regulations application we would recommend that you check to see if one is required as soon as possible. Help and guidance can be obtained by ringing 0115 914 8459, or by looking at our web site at

<http://www.rushcliffe.gov.uk/planningandbuilding/buildingcontrol>

| Application | Address | Page |
|------------------------------|---|---------|
| 19/01767/FUL | Kilgraney Farm, Owthorpe Road, Cotgrave, Nottinghamshire | 27 - 34 |
| | Change of Use of land to allow parking (retrospective). | |
| Ward | Cotgrave | |
| Recommendation | Planning permission be granted subject to conditions | |
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| 19/01901/FUL | 1 Bakers Close, Cotgrave, Nottinghamshire | 35 - 41 |
| | Single storey/rear side extension | |
| Ward | Cotgrave | |
| Recommendation | Planning permission be granted subject to conditions | |
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| 19/01616/FUL | Land At Manor Park Ruddington Nottinghamshire NG11 6DS | 43 - 65 |
| | Erection of 43 no retirement apartments for older people, guest apartment, communal facilities, access, car parking and landscaping. | |
| Ward | Ruddington | |
| Recommendation | The Executive Manager – Communities is authorised to grant planning permission subject to the prior signing of a Section 106 agreement and conditions | |

| Application | Address | Page |
|------------------------------|---|---------|
| 19/01939/FUL | 52 Hill Drive, Bingham. Nottinghamshire | 67 - 73 |
| | Proposed change of use from garden room to dog grooming salon | |
| Ward | Bingham West | |
| Recommendation | Planning permission be granted subject to conditions | |

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|------------------------------|--|---------|
| 19/02316/FUL | 36 Orford Avenue, Radcliffe on Trent, Nottinghamshire | 75 - 82 |
| | Single Storey rear extension with new pitch roof over existing garage and porch. | |
| Ward | Radcliffe on Trent | |
| Recommendation | Planning permission be granted subject to conditions | |
