



Planning Committee

13 February 2020

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
<u>19/02209/FUL</u>	Cotgrave Shopping Centre, Candleby Lane, Cotgrave, Nottinghamshire	11 – 27
	Construction of 4no replacement retail units following demolition of existing run of retail units approved under prior approval 19/01047/DEMOL, with associated access, parking and hard and soft landscaping.	
Ward	Cotgrave	
Recommendation	Planning permission be granted subject to conditions	
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<u>19/01287/FUL</u>	Land North East of Marl Close, Wilford Road, Ruddington, Nottinghamshire	29 – 76
	Residential development of 167 new homes on land south of Packman Dyke together with associated infrastructure, including ground remodelling for flood compensation works, landscaping and public open space, and vehicular access via Wilford Road. Watercourse realignment, ground remodelling and other sustainable drainage measures, landscaping and public open space on land north of Packman Dyke.	
Ward	Ruddington	
Recommendation	The Executive Manager – Communities be authorised to grant planning permission subject to the prior signing of a Section 106 agreement and conditions.	

Application	Address	Page
19/01983/REM	Land North of Asher Lane, Ruddington, Nottinghamshire	77 – 102
	Reserved matters application for outline permission 18/00300/OUT to seek approval of the access, appearance, landscaping, layout and scale for the development of 175 new dwellings	
Ward	Ruddington	
Recommendation	Approval of reserved matters be granted for the access, scale, appearance, layout and landscaping of the development subject to conditions.	
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19/01871/VAR	Land at former RAF Newton, Wellington Avenue, Newton, Nottinghamshire	103 – 152
	Variation of conditions 2, 3, 4, 5, 6, 8, 10, 11, 12, 13, 15, 16, 21, 22, 24, 26, 29, and 43, and removal of condition 41 of 16/02864/VAR to relocate village centre and memorial, remove bus gate, replace play areas with 'hierarchy of play space', removal of TPO trees, relocation of public art focal point, removal of references to 'green squares/squares' and to focal building in village centre, revision to swales/ponds, retention of bridleway in existing alignment, retention of north west car park, and revised access to allotments	
Ward	East Bridgford	
Recommendation	The Executive Manager – Communities be authorised to grant planning permission, subject to the prior signing of a deed of variation to the S106 agreement, and conditions	

Application	Address	Page
<u>19/02622/FUL</u>	Land West of School Lane, Colston Bassett, Nottinghamshire	153 – 170
	Proposed new dwelling (resubmission).	
Ward	Nevile and Langar	
Recommendation	Planning permission be granted subject to conditions	

<u>19/02780/FUL</u>	14 Brookside Avenue, East Leake, Nottinghamshire	171 – 180
	Front porch; demolition of garage and erection of single story side and rear extension; roof alterations including increase in height, front/ rear box dormer window and roof lights to front elevation to facilitate accommodation in the roof; external render and timber cladding	
Ward	Leake	
Recommendation	Planning permission be granted subject to conditions	