

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 <http://www.rushcliffe.gov.uk/councilanddemocracy/meetingsandminutes/agendasandminutes/>. 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
17/02880/FUL	100 Melton Road, West Bridgford, Nottinghamshire Extension and conversion of B1 office to create four self-contained flats	11 - 23
Ward	Musters	
Recommendation	Planning permission be granted subject to conditions	
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18/00062/FUL	50 Priory Road, West Bridgford, Nottinghamshire Single storey side and rear extensions, loft extension (extend roof to form gable roof to rear and side dormer), privacy screen to boundary with 52 Priory Road, raised patio at the rear and front porch (resubmission)	25 - 36
Ward	Trent Bridge	
Recommendation	Planning permission be granted subject to conditions	
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18/00614/FUL	Nettle Barn, Bassingfield Lane, Bassingfield Nottinghamshire Single storey extensions to side and rear, first floor/two storey extensions to front and rear, new porch and pergola, and construction of car port (revised scheme)	37 - 46
Ward	Gamston North	
Recommendation	Planning permission be granted subject to conditions	
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Application	Address	Page
18/00441/FUL & 18/00442/LBC	Wharf Building, adjacent Wharf House, Main Street, Hickling, Nottinghamshire Proposed extension of existing seating for tea rooms into the existing store area, forming new opening through and installation of 2No; conservation velux roof lights to main roof	47 - 59
Ward	Nevile and Langar	
Recommendation	Planning permission be granted subject to conditions and that Listed Building Consent be granted subject to conditions.	
18/00494/FUL	4 Yew Tree Close, Radcliffe On Trent, Nottinghamshire Single-storey side extension with raised patio, new hipped roof to existing dormer, new infill garage, and replacement open porch.	61 - 66
Ward	Radcliffe on Trent	
Recommendation	Planning permission be granted subject to conditions	
18/00242/FUL	1 Priors Close, Bingham, Nottinghamshire Replacement of boundary treatment with new fencing and trellis, removal of overgrown trees, and new driveway access.	67 - 71
Ward	Bingham East	
Recommendation	Planning permission be refused	