

**21/02822/FUL**

**Applicant** Mr Mark Hughes

**Location** The Air Hostess, Stanstead Avenue, Tollerton

**Proposal** Single storey rear extension

**Ward** Tollerton

**LATE REPRESENTATIONS FOR COMMITTEE**

1. **NATURE OF REPRESENTATION:** No objection  
**RECEIVED FROM:** Neighbour

**SUMMARY OF MAIN POINTS:**

Neighbour clarifies they do not object to the proposal.

**PLANNING OFFICERS COMMENTS:**

Point of clarification, a total of 9 (nine) neighbours have been notified.  
This letter is the only response received from any of those nine properties.

**21/02569/FUL**

**Applicant** Mr and Mrs Luke Adcock

**Location** 2 Cherry Street, Bingham, Nottinghamshire

**Proposal** Proposed two storey side and rear extensions, single storey rear extension. Loft conversion. Part demolition of front boundary wall for new wider driveway and drop kerb

**Ward** Bingham East

## LATE REPRESENTATIONS FOR COMMITTEE

2. **NATURE OF REPRESENTATION:** Consultee response

**RECEIVED FROM:** Nottinghamshire County Council  
Highways

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

Nottinghamshire County Council Highways detail that the proposal is not considered to result in an adverse impact on highway safety, and as such the principle of the proposal is considered acceptable. The applicant should note that the works to widen the existing dropped kerb will need to be agreed by the Highway Authority prior to commencement and appropriately licensed under the relevant provisions of the Highways Act 1980.

### **PLANNING OFFICERS COMMENTS:**

Officers are satisfied with comments received by the Highways Authority and have included the additional conditions:

Condition 5: The new driveway shall not be brought into use until it has been surfaced in a hard-bound material for a minimum distance of 5 metres behind the highway boundary, and which shall be drained to prevent the discharge of surface water from the driveway to the public highway. The hard-bound material and the provision to prevent the discharge of surface water to the public highway shall be retained for the lifetime of the development.

Reason: To prevent surface water discharging onto the public highway in the

interests of highway safety having regard to Policy 1 (Development Requirements) of the Rushcliffe Local Plan Part 2: Land and Planning Policies (2019).

Condition 6: The new driveway shall not be brought into use until the existing dropped kerb vehicular crossing has been widened in accordance with the Highway Authority specification to the satisfaction of the Local Planning Authority.

Reason: To ensure the development hereby permitted is served by an appropriate access from the public highway in the interests of highway safety and having regard to Policy 1 (Development Requirements) of the Rushcliffe Local Plan Part 2: Land and Planning Policies (2019).

The following informative has also been included:

The development makes it necessary to extend a vehicular crossing over a footway of the public highway. These works shall be carried out to the satisfaction of the Highway Authority. You are therefore required to contact Via (in partnership with Nottinghamshire County Council) on 0300 500 8080 or at [licences@viaem.co.uk](mailto:licences@viaem.co.uk) to arrange for these works to take place.

3. **NATURE OF REPRESENTATION:** Revised plans

**RECEIVED FROM:** RDS Design Services (Bingham) Ltd  
(Agent)

**SUMMARY OF MAIN POINTS:**

The revised proposed elevations illustrate two obscured first floor windows to the proposed side (north) elevation, which will be fixed top-opening casements.

**PLANNING OFFICERS COMMENTS:**

Officers are satisfied that the revisions made will preserve the amenities of neighbouring properties, which has also been secured by Condition 4. Condition 2 has been updated to include 'Proposed Elevations', drawing no. 07B, received 23 December 2021'.