

Balderton Parish Council

Minutes of the Planning Committee meeting held in the Balderton Village Centre on Tuesday April 23rd 2019 at 2.00pm

PRESENT Councillors Mrs Hurst (Chairman), Rouse (Vice Chairman), Mrs Brooks, Green, Mrs Lee and Scott with six members of the public and the Clerk.

0477 **Apologies**

Apologies were received from Cllr Ms White.

0478 **Declarations of Interest**

Cllrs Mrs Brooks and Mrs Hurst, as serving members of Newark & Sherwood District Council declared a personal interest to any issue relating to the District Council.

0479 **Public Participation**

The meeting was closed to take public comments. Parishioners raised concerns regarding a planning application to erect four houses in the rear garden of 188 London Road. Their concerns included the impact of additional vehicles accessing and egressing at such a busy stretch of London Road where many vehicles already park, loss of privacy, loss of habitat for amphibians - some of which are considered to be quite rare (there is a very large pond on the site which is understood to be fed by a natural spring), and drainage/flooding implication concerns.

They were thanked for their attendance and the meeting re-opened.

0480 **Planning Applications**

The following planning application was considered and objected to with the following comments:

0594 Erect 4 houses

Rear of 188 London Road

Members were concerned about the impact of additional vehicles using the access located on this particular point of London Road between a garage business and a nursing care home (in addition to the primary school located next to the care home). The proposed development is considered to be over-intensive and will have an adverse impact upon neighbouring properties. The naturally sourced pond on the site is understood to have a number of quite rare species of amphibians so an ecological survey should be undertaken to assess this before any habitat is lost. Members of the District Council's planning committee are urged to attend a site meeting at either the start or end of a school day to fully appreciate the potential impact of this proposed development.

The members of the public left the meeting at approximately 2.25pm

The following planning applications were considered and approved subject to any comments detailed below:

2319 Solar PV installation

Barnby Manor, Beckingham Rd

0045 Flood defence earth works

Btw. Lowfield Lane/Jericho Rd

0546 Vary conditions

Balderton Working Men's Club

0593 Single storey extension & garage conversion

30 Goldsmith Road

0598 Demolish garages, develop 3no 2-bed units

Garages Masefield Crescent

0629 First floor extension over existing single storey

8 Acacia Road

0481 **Planning Decisions**

The following planning applications have been granted conditional approval by the District Council and were noted:

0233 Single storey rear extension	20 Shakespeare Street
0235 Works to trees	Dulcie House 5 The Woodwards
0300 Change of use from B&B to residential	Beechlea Guest House
1235 Demolition & create development site	Flowserve Hawton Lane

The following planning applications have been refused by the District Council and were noted:

0332 Reduce the height of 2 Silver Birch trees (TPO)	31 Centenary Close
2206 Two storey front extension	8 Acacia Road

0482 **Correspondence/Information**

The following items of correspondence/information have been received and were noted:

- a) Notification that an appeal against a planning refusal to fell two Silver Birch Trees which are subject to a Tree Preservation Order at 31 Centenary Close has not been successful.
- b) Notice of a proposed upgrade to the mobile phone base station outside Sainsbury's on London Road; the mast is being increased by 2.5 metres to 15 metres high and a another small cabinet will be installed.
- c) Members reported that a section of the front wall to the former Working Men's Club on Main Street is being removed today during building work. The wall has Listed Building Protection so enquiries will be made with the Planning Case Officer to ensure the developer is complying with all planning conditions.
- d) The Planning Enforcement Department has advised:
 1. That the high fence which has been installed at 106 Hawton Lane on the corner of Russell Avenue can be retained for up to three months (the owners claim that it is there due to frequent break-ins). Then the fencing along Hawton Lane and the first approx.6 metres along Russell Avenue must be reduced to 1 metre in height and stained dark to match the rest, and the vehicular access to the rear garden on Russell Avenue be blocked off.
 2. That Fernwood construction traffic should not use Main Street and Hollowdyke Lane once the road works at the opposite end of Hollowdyke Lane off Great North Road have been completed. There are advisory signs in place to this effect.

The meeting was closed at approximately 2.45pm.