

Time commenced:6.02pm
Adjourned: 7.20pm
Reconvened: 7.35pm
Time finished:8.35pm

PLANNING CONTROL COMMITTEE 23 November 2017

Present: Councillor S Khan (Chair)
CouncillorsCare, Evans, Froggatt, Harwood, Hassall, Pegg, Potter,
Sandhu, West and Wood

In Attendance: James Bathurst – Senior Planning Technician
Paul Clarke – Head of Planning
Sara Claxton –Development Control Team Leader
Steven Mason – Democratic Services Officer
Rachel Reid – Planning Officer
Karl Suschitzky – Senior Environmental Health Officer
Stephen Teasdale - Solicitor
Chris Thorley – Traffic and Transport Engineer
Ian Woodhead–Development Control Group Manager

36/17 Apologies for absence

There were no apologies received.

37/17 Late items

There were no late items.

38/17 Declarations of interest

In relation to planning application 05/17/00656, Councillor Sandhu stated that he knew the applicant and that he would withdraw from the room during consideration of that application.

39/17 Minutes of the meeting held on 12 October 2017

The minutes of the meeting held on 12 October 2017 were agreed as a correct record.

40/17 Development Control Performance – Quarter 2 (July – September 2017)

The Committee received a report of the Director of Strategic Partnerships, Planning and Streetpride on Development Control Performance – Quarter 2 (July – September 2017).

Resolved to note the report.

41/17 Applications to be Considered

The Committee considered a report from the Director of Strategic Partnerships, Planning and Streetpride on planning applications which were to be determined by the Committee.

Councillor Sandhu left the room.

05/17/00656 – 10 Manor Road, Chellaston

(Two storey side and rear, single storey rear extensions to dwellinghouse (garage, bathroom, playroom, utility room, kitchen/diner, two bedrooms, two en-suites, wardrobe and bathroom) with rooms in the roof space (gym, bathroom and storage) installation of a replacement bay window to the front elevation)

The Development Control Group Manager addressed the Committee and introduced the item.

Mr Woollard, Extension Drawing Services, speaking on behalf of the applicant, addressed the Committee. It was reported that Mr and Mrs Burrows, who were registered to make representations against the application, had sent their apologies. Councillor Ingall, as Ward Member, who was registered to make representations against the application, having heard the applicant's agent speak, withdrew his objections.

Resolved to grant planning permission for the reasons and subject to the conditions as set out in the report.

Councillor Sandhu returned to the room.

05/17/00654 – 20-22 Asbourne Road, Derby

(Demolition of buildings on site. Erection of 39 self contained apartments with communal space and management office for student accommodation)

The Development Control Group Manager addressed the Committee and introduced the item.

Councillor Repton, as Ward Member, addressed the Committee and made representations against the application. Simon Foote, Simon Foote Architects, on

behalf of the applicant, addressed the Committee. Ms Saxon, representing herself and neighbours, and Mrs Darcy-Webster addressed the Committee and made representations against the application.

Resolved:

- 1. to authorise the Director of Strategy Partnerships, Planning and Streetpride to negotiate the terms of a Section 106 Agreement to achieve the objectives set out in the report and to authorise the Director of Governance to enter into such an agreement; and**
- 2. to authorise the Director of Strategy Partnerships, Planning and Streetpride to grant permission upon conclusion of the above Section 106 Agreement for the reasons and subject to the conditions as set out in the report.**

Councillor Care left the room.

05/17/00678 - Site of former Northridge House, Raynesway, Derby (junction of Belmore Way)

(Erection of an eightstorey block and a threestorey block to create 122 apartments (use class C3) with associated parking and ancillary works)

The Development Control Team Leader addressed the Committee and introduced the item.

Mr Chadwick, WYG, on behalf of the applicant, addressed the Committee. Mr Saccone and Councillor Graves, as Ward Member, addressed the Committee and made representations against the application.

Resolved:

- 1. to authorise the Director of Strategy Partnerships, Planning and Streetpride to negotiate the terms of a Section 106 Agreement to achieve the objectives set out in the report and to authorise the Director of Governance to enter into such an agreement; and**
- 2. to authorise the Director of Strategy Partnerships, Planning and Streetpride to grant permission upon conclusion of the above Section 106 Agreement for the reasons and subject to the conditions as set in the report.**

09/17/01208 – Site of 10 Farley Road, Derby

(Demolition of dwelling and erection of replacement dwelling house - Variation of Conditions 2 & 4 of previously approved planning permission No.DER/12/14/01690 to amend the approved plans to accommodate rear elevation, raised patio and associated ground works)

The Head of Planning addressed the Committee and introduced the item.

Ms Chapman, Nelsons Solicitors, on behalf of Mr and Mrs Fitzgerald, Mr Warriner and Councillor Hezelgrave, as Ward Member, addressed the Committee and made representations against the application.

Resolved:

- 1. to grant planning permission for the reasons and subject to the conditions as set out in the report; and**
- 2. to agree that condition 6 be amended to state that no development on the platform shall take place until 8 extra heavy standard trees have been planted.**

12/14/01708 – 12-14 Mansfield Road, Derby

(Demolition of existing buildings and erection of 33 apartments)

The Development Control Team Leader addressed the Committee. It was reported that a revised Flood Risk Assessment had been received and circulated to the Committee. It was also report that on pages 99 to 110 of the report, any use of 'Grade II*' should read 'Grade II listed'.

Resolved

- 1. to authorise the Director of Strategy Partnerships, Planning and Streetpride to negotiate the terms of a Section 106 Agreement to achieve the objectives set out in the report and to authorise the Director of Governance to enter into such an agreement;**
- 2. to authorise the Director of Strategy Partnerships, Planning and Streetpride to grant permission upon conclusion of the above Section 106 Agreement for the reasons and subject to the conditions as set out in the report;**
- 3. to agree the addition of an informative note requesting the use of fireproof cladding and fire resistance measures, including sprinklers.**

03/17/00322 – 230 Derby Road, Chellaston

(Two storey and single storey side and rear extensions to dwellinghouse (utility, kitchen, double garage, livingroom, store, w.c., cloakroom, entrance hall, gallery, bedrooms, en-suites and walk-in wardrobes) - Variation of Conditions 2 & 3 of previously approved planning permission No.DER/06/15/00837 to amend the approved plans)

It was reported that in the absence of the member referring this matter to committee wishing to address the committee the application was being withdrawn from the agenda and would be dealt with through delegated powers.

04/17/00426 – 1-3 & 5 Cowley Street, Derby

(Change of use of 1-3 & 5 Cowley Street from Residential (Use class C3) and retail (Use class A1) to 3 houses in multiple occupation (Sui Generis Use) and retail use (use Class A1))

The Development Control Group Manager addressed the Committee and introduced the item.

Mr Clasby, on behalf of the Victoria Street Residents Group, and Councillor Eldret, as Ward Member, addressed the Committee and made representations against the application.

Resolved to grant planning permission for the reasons and subject to the conditions as set out in the report.

42/17 Major Site Visits

The Committee was advised of future major applications.

Resolved not to undertake site visits in relation to the following planning applications:

- **05/17/00603 – Public Path through Alvaston Park, Derby (from London Road to the Riverside Path, Part of National Cycle Network Route 6);**
- **08/17/01092 – Site of Boiler House and Maintenance Building at Leylands Estate, Broadway; and**
- **09/17/01211 – Cavendish Close Infant School, Wood Road, Chaddesden.**

MINUTES END