

MINUTES OF THE WOODHALL SPA PARISH COUNCIL PLANNING COMMITTEE MEETING HELD ON TUESDAY 7th November AT 2.30PM IN THE COUNCIL CHAMBER, STANHOPE AVENUE

PUBLIC FORUM

No members of the public were present.

PRESENT

Councillors: D Clarke (Chairman), R Sanderson, T Clapton, S Phelan and M Williams.

IN ATTENDANCE

J Greer (Parish Clerk).

445/17 CHAIRMAN'S COMMENTS

No comments were made

446/17 APOLOGIES FOR ABSENCE WITH REASON GIVEN

Cllr Hunter was not present, apologies were not received.

447/17 DECLARATION OF MEMBERS' INTERESTS

No declarations were made.

448/17 REQUESTS FROM MEMBERS FOR A DISPENSATION ON ANY ITEMS ON THE AGENDA

There were no requests for dispensations.

449/17 TO APPROVE THE NOTES OF THE PLANNING COMMITTEE MEETING HELD ON 3RD OCTOBER AS BEING A TRUE RECORD OF THE MEETING

412/17 was amended to read – the home owner taking responsibility for land that actually belonged to the property.

413/17 the word objected was replaced with object. It was proposed, seconded and unanimously RESOLVED to accept the notes as being a true record of the meeting. The Chairman is to sign the amended minutes.

450/17 REPORTS FROM CLERK AND COUNCILLORS ON MATTERS OUTSTANDING AND ACTIONS ARISING FROM THE MINUTES

There were no outstanding matters to report on.

451/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01766/17 – HEATHERLEA HOUSE TOR-O-MOOR ROAD – ALTERATION TO REPLACE UPVC WINDOWS (WORK ALREADY COMMENCED)

The Heritage Committee comments were noted. It was proposed seconded and unanimously RESOLVED to support this planning application, however Council did state that had they been consulted prior to the work commencing they would have recommended wood grain style windows would be more in keeping with the character of the building.

452/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01769/17 – PLOT 7 PETWOOD OAKS – ERECTION OF A DWELLING

WHICH IS AN AMENDMENT TO THAT PREVIOUSLY APPROVED UNDER S.215/01675/16

It was proposed, seconded and RESOLVED to support this application by a majority vote of 4 for, and 1 against.

453/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01782/17 – 4 CORONATION ROAD – REAR SINGLE STOREY EXTENSION TO EXISTING DWELLING AND ERECTION OF A DETACHED CARPORT AND STORE ON THE SITE OF AN EXISTING GARAGE WHICH IS TO BE DEMOLISHED.

Due to the fact that the applicant is a member of Woodhall Spa Parish Council the Planning Committee declined to comment.

454/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01794/17 – LAND AT TOWER DRIVE – ERECTION OF 2 NUMBER BUNGALOWS EACH WITH INTEGRAL DOUBLE GARAGE AND CONSTRUCTION OF VEHICULAR AND PEDESTRIAN ACCESS

It was proposed seconded and unanimously RESOLVED to object to the application. The Council raised concerns regarding the plans submitted as they did not include existing properties or approved plans. They also regarded the application as a continual development without committing to any community benefit by keeping the number of dwellings under the threshold in each planning application to trigger S106 agreements therefore depriving the village possible funds.

The Council also raised concerns as they believe there is an active badger set in the area.

455/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01806/17 – SYKE HOUSE – EXTENSION AND ALTERATION TO EXISTING DWELLING TO PROVIDE A GROUND FLOOR BEDROOM WITH ENSUITE, UTILITY ROOM, GARDEN ROOM AND AN ATTACHED GARAGE ON THE SITE OF THE EXISTING CONSERVATORY WHICH IS TO BE DEMOLISHED

It was proposed seconded and unanimously RESOLVED to support this application.

456/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01854 – LAND ADJACENT TO GARDENERS COTTAGE, MONUMENT ROAD – ERECTION OF 1 NO. DETACHED HOUSE, 1 NO. DETACHED BUNGALOW AND CONSTRUCTION OF VEHICULAR AND PEDESTRIAN ACCESS

It was proposed seconded and RESOLVED to object to this application by a majority vote of 2 for and 3 against.

The site was considered an inappropriate place for development.

457/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01830 – ALMEA 27 ST LEONARD'S CLOSE – REAR SINGLE STOREY EXTENSION TO EXISTING DWELLING

It was proposed seconded and unanimously RESOLVED to support this application.

458/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01900/17 – WILLOW BANK, ALVERSTON AVENUE – ERECTION OF A HOUSE WITH INTEGRAL DOUBLE GARAGE AND ERECTION OF A SUMMER

HOUSE ON THE SITE OF AN EXISTING DWELLING WHICH IS TO BE DEMOLISHED AND CONSTRUCTION OF VEHICULAR AND PEDESTRIAN ACCESS.

It was proposed seconded and unanimously RESOLVED to support this application. The Council did have some concerns regarding the potential of this development overlooking the neighbouring property.

459/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/01957/17 – METHODIST CHURCH, IDDESLEIGH ROAD – CHANGE OF USE, CONVERSION OF, EXTENSION AND ALTERATION TO EXISTING BUILDING USE UNDER CLASS B1: OF THE TOWN AND COUNTRY PLANNING (USE CLASSES) ORDER 1987 AS AMENDED (BUSINESS) TO USE UNDER CLASS C3: OF THE ORDER (DWELLING HOUSES)

It was proposed seconded and unanimously RESOLVED to object to this planning application.

The Council referred to their Neighbourhood Plan which does not support business properties being changed into dwellings and does not provide any material benefit to the village. The lack of any car parking facilities for the proposed 5 bedroom dwelling was also cause for concern as this would create more problems for the already congested part of the village. The plans for square windows underneath the Gothic windows were considered inappropriate to the original style of the building and the proposed 8foot high fence was also considered out of place and inappropriate.

460/17 TO CONSIDER AND RESPOND TO PLANNING APPLICATION S/215/019855/17 – LAND ADJOINING VETERINARY SURGERY, STIXWOULD ROAD – SITING OF A CARAVAN FOR WEEKEND AND HOLIDAY USE

It was proposed seconded and unanimously RESOLVED to object to this planning application.

Council objected to siting a holiday caravan on this site as it was felt there were far more appropriate sites available around the village and surrounding areas.

461/17 TO CONSIDER AND RESPOND TO PROPOSED TREE WORKS EZY/0117/17TCA – WOODBINE VILLA, THE BROADWAY – VARIOUS TREE MAINTENANCE

It was proposed seconded and unanimously RESOLVED to support this application as sound tree maintenance.

462/17 TO RECEIVE NOTIFICATION OF THE OUTCOME FROM ELDC ON ANY PLANNING ENFORCEMENT CASES

There are currently no Enforcement cases.

463/17 TO RECEIVE THE EAST LINDSEY DISTRICT COUNCIL PLANNING AND TREE APPLICATION DECISIONS MADE SINCE THE PREVIOUS MEETING

- 1) Full planning permission was granted to S/215/01073/17 Kitchenette, The Broadway

- 2) Full planning permission was granted to **S/215/01507/17** Riovan, Alverston Avenue
- 3) Full planning permission was granted to **S/215/01559/17** Morley Lodge, Alverston Avenue
- 4) Full planning permission was granted to **S/215/01600/17** 52 Turnberry Drive
- 5) Listed Building Consent – Alteration **S/215/01509/17** Land at Petwood Hotel

464/17 DATE AND TIME OF NEXT MEETING

The next Planning Committee meeting would be held at 2.30pm on Tuesday 5th December. The Chairman declared the meeting closed at 3.40pm.