



Tuesday, 5 March 2024

Dear Sir/Madam

A meeting of the Planning Committee will be held on Wednesday, 13 March 2024 in the Council Chamber, Council Offices, Foster Avenue, Beeston NG9 1AB, commencing at 6.00 pm.

Should you require advice on declaring an interest in any item on the agenda, please contact the Monitoring Officer at your earliest convenience.

Yours faithfully

Chief Executive

To Councillors: D Bagshaw (Chair) G S Hills  
R S Falvey (Vice-Chair) G Marshall  
P J Bales D D Pringle  
L A Ball BEM H E Skinner  
R E Bofinger P A Smith  
G Bunn D K Watts  
S J Carr

## AGENDA

1. APOLOGIES

To receive apologies and to be notified of the attendance of substitutes.

2. DECLARATIONS OF INTEREST

(Pages 5 - 12)

Members are requested to declare the existence and nature of any disclosable pecuniary interest and/or other interest in any item on the agenda.

3. MINUTES

(Pages 13 - 22)

The Committee is asked to confirm as a correct record the minutes of the meeting held on 7 February 2024.

4. NOTIFICATION OF LOBBYING

5. DEVELOPMENT CONTROL

5.1 22/00892/FUL (Pages 23 - 78)

Change of use of land to animal sanctuary with 27 guest cabins, reception / spa / retreat / education centre, ancillary restaurant building and animal houses /enclosures, creation of new access and car parking including landscaping  
Land to west and south of Station House, The Forge, Trowell, Nottinghamshire

5.2 23/00903/FUL (Pages 79 - 112)

Proposed demolition of existing car garage and construction of residential accommodation comprising 12 studio flats and 2 x 6 bedroom cluster flats (HMO) (revised scheme)  
Beeston Car Centre, Broadgate, Beeston, Nottinghamshire, NG9 2HD

5.3 24/00013/FUL (Pages 113 - 126)

Change of use from existing HMO (Use class C4) to a large House in Multiple Occupation (Sui-Generis use).  
Construction of dormer and single storey side and rear extensions  
193 Station Road, Beeston, NG9 2AB

5.4 23/00614/FUL (Pages 127 - 140)

Retain static mobile home  
Trinity Farm, Awsworth Lane, Cossall, Nottinghamshire, NG16 2RZ

6. INFORMATION ITEMS

6.1 Delegated Decisions (Pages 141 - 150)

7. EXCLUSION OF PUBLIC AND PRESS

**The Committee is asked to RESOLVE that, under Section 100A of the Local Government Act, 1972, the public and press be excluded from the meeting for the following item of business on the grounds that it involves the likely disclosure of exempt information as defined in paragraphs 1, 2, and 3 of Schedule 12A of the Act.**

8. ENFORCEMENT UPDATE - 22/00320/ENF

(Pages 151 - 154)