

PLANNING COMMITTEE

WEDNESDAY, 2 OCTOBER 2024

Present: Councillor D Bagshaw, Chair

Councillors: S P Jeremiah (Vice-Chair)
P J Bales
R E Bofinger
G Bunn
G S Hills
G Marshall
D D Pringle
H E Skinner
P A Smith
D K Watts

Apologies for absence were received from Councillors L A Ball BEM and S J Carr.

The officers present were R Dawson, R Ayoub, C Hallas, C McLoughlin, O Wells and K Newton.

23 **DECLARATIONS OF INTEREST**

Councillor J M Owen declared a non-pecuniary, non-registrable interest in item 5.2 because she was acquainted with a neighbour of the proposed development. Minute number 26.2 refers.

Councillor P J Bales declared a non-pecuniary, non-registrable interest in item 5.2 because he was acquainted with a neighbour of the proposed development. Minute number 26.2 refers.

Councillor P J Bales also stated that he had called in the proposal at item 5.3, but that he came to the application with an open mind. Minute number 26.3 refers.

24 **MINUTES**

The minutes of the meeting held on 4 September 2024 were confirmed and signed as a correct record.

25 **NOTIFICATION OF LOBBYING**

The Committee received notification of lobbying in respect of the planning applications subject to consideration at the meeting.

26 **DEVELOPMENT CONTROL**

26.1 24/00280/FUL

Creation of nine student accommodation studios and reconfiguration of car park
Broadgate House, Broadgate, Beeston, NG9 2HF

Councillor S J Carr requested that this proposal come before Committee.

There were no late items and no public speakers.

Having considered all of the evidence before it, the Committee debated the item with particular reference to the quality of the flats, which were small and lacked light, as well as the impact that the proposed development would have on facilities for residents such as parking and communal spaces.

RESOLVED that the planning application be refused.

RESOLVED that the precise wording of the refusal, with the reasons for refusal to include intensification of use and detrimental impact on existing residents, be delegated to the Chair of the Planning Committee in agreement with the Head of Planning and Economic Development.

Reasons

26.2 24/00201/FUL

Construct detached bungalow
Land to the rear of 65 Newdigate Road, Watnall, Nottinghamshire, NG16 1HN

The application is brought to the Committee at request of Councillor M Radulovic MBE and Councillor J M Owen.

There were no late items.

Jake Shaw, on behalf of the applicant, addressed the Committee prior to the general debate.

After weighing the evidence before it, the Committee debated the item. It was noted that an objector had been unable to give evidence to the Committee as they were unwell. There were concerns about the scale of the proposed development. There was a discussion about the existing outbuildings and whether the proposed bungalow would exceed the size of those. The debate moved on to the impact of the new property on the character and appearance of the neighbourhood and the impact on the amenity of the neighbour.

RESOLVED that planning permission be granted.

RESOLVED that the precise wording of the approval and conditions, to include conditions on materials, plans and timing, be delegated to the Chair of

Planning Committee in agreement with the Head of Planning and Economic Development.

26.3 24/00395/FUL

Construct single/ two storey side and single storey rear extensions, raise the ridge height to the existing/ extended dwelling including a loft conversion and rear box dormer, and external alterations
16 Mornington Crescent, Nuthall

Councillor P J Bales requested that this proposal come before Committee.

There were no late items.

A statement was read on behalf of Saima Asad, the applicant. Keith Lacey, objecting, addressed the Committee prior to the Committee prior to the general debate.

The Committee debated the item, giving due regard to the evidence before it. There was concern about the scale of the proposed development, that it would be overbearing and impact on the character of the neighbourhood. The ecological impact of the proposed development was also noted.

It was proposed by Councillor G Bunn and seconded by Councillor G Marshall that the application be deferred to allow the applicant to reduce the size and scale of the proposal.

RESOLVED that the application be deferred.

Reasons

To allow the applicant to reduce the size and scale of the proposal.

26.4 24/00514/FUL

Proposed Change of Use from Residential (C3) to Residential Children's Home (C2)
28 Park Hill, Awsworth, NG16 2RD

Councillor D D Pringle had requested that the Committee consider this application.

There were no late items.

Tafatswa Manomge, the applicant, addressed the Committee prior to the general debate.

After considering all the evidence before it, the Committee debated the proposed change of use. There were concerns about parking and facilities. It was noted that a condition of the planning permission was the resident management plan, which would deal with staffing and supervision.

RESOLVED that planning permission be granted subject to the conditions in the report.

27 INFORMATION ITEMS

27.1 DELEGATED DECISIONS

The Committee noted the delegated decisions.

27.2 APPEAL DECISION

The Committee noted the appeal decision for application number 22/00083/CLUE at 58 City Road, Beeston.