

SCOTTER PARISH COUNCIL

Minutes of a Meeting of the Planning Committee held on Monday 3rd April 2006

Present : Councillor S. Rayner (Chairman), Councillors M. Brown, J. Allen, B. Billam and J. Fillingham, M. Brown (Clerk).

Apologies : Councillors D. Capes and A Sheardown

P1 2006/07– MINUTES OF THE PREVIOUS MEETING

It was proposed by Councillor Fillingham, seconded by Councillor Rayner, and all present agreed that the Minutes of the Planning Committee Meeting held on 20th March 2006, as circulated, be approved and signed by the Chairman.

P2 2006/07 – ROAD SAFETY IMPLICATIONS OF M05/P/1371 ARRANDALE, NORTH MOOR ROAD, SCOTTER

Following the advice received from WLDC, the Clerk wrote to both LCC Highways and the developer regarding the Council's concerns about the safety of vehicles and pedestrians accessing/egressing dwellings in the proposed development. Whilst a formal response has not yet been received from LCC Highways, their representative at the recent Local Community Panel meeting stated that it is their intention to "square off" the junction of Messingham Road with North Moor Road to reduce vehicular speeds on this stretch of North Moor Road. The developer has also responded to state that it is now looking into the possibility of putting turning areas into plots 2 and 4 during the construction phase to avoid potentially dangerous reversing manoeuvres.

P3 2006/07 – APPEAL IN RELATION TO LAND ADJACENT TO SCOTTERTHORPE HOUSE, SCOTTERTHORPE

The Committee noted that an appeal has been made to the First Secretary of State in respect of the refusal of permission to erect a detached dwelling on land adjacent to Scotterthorpe House, Scotterthorpe. (Application no. M05/P/0838).

P4 2006/07 – NEW APPLICATIONS

The Committee discussed the applications on the agenda and, at the conclusion of its deliberations, Councillor Brown, seconded by Councillor Allen, proposed that the following observations should be made to WLDC. All present were in agreement.

M06/P/0255 85 HIGH STREET, SCOTTER – a planning application to refurbish existing shop and provide disabled access and incorporate 2 No. two bed flats within the existing building (resubmission of previously refused application M05/P/1396).

OBJECTION. The Clerk is to add the following comments in support of the decision to object :
 "My Council notes that the revised plans represent an improvement over those initially presented, with the proposed front elevation up to roof level providing a significant enhancement to the current look of the building. However, my Council must object to this application on the following grounds :

1. The age of the building and its position in the heart of the village need to be considered sympathetically. The plans propose the use Velux-type windows in the roof, four of which are on

Initialed Chairman

the front elevation. These are out of keeping with the character and age of the property and will have a detrimental impact on the street scene.

- 2. The application does not request permission for a change of use. No residential use class currently applies to this building.
- 3. It is the Council’s view that the current building is unsuitable for this type of conversion. With a single entrance to each flat and accommodation up to second floor level, fire safety will be an issue (particularly with a working bakery below). Furthermore, there is no provision for any off-road parking and it should be noted that a bus stop is located directly outside the building, restricting on-road parking at this spot.”

M06/P/0258 52 HIGH STREET, SCOTTER - a planning application to change the use of part of a mixed residential and retail property to a single dwelling.

NO OBJECTION

M06/P/0280 LAUGHTON WIND FARM, MOUNT PLEASANT FARM, SCOTTON ROAD, LAUGHTON – a planning application for the installation of 8 wind turbine generators, anemometry mast and substation with associated infrastructure (re-submission of previously refused application M03/P/1152).

NO OBJECTION

There being no other business, the meeting closed at 7.45pm.

Clerk:

Chairman:

Date:

Initialed Chairman