

# Balderton Parish Council

Minutes of the Planning Committee meeting held in the Balderton Village Centre on Monday February 6<sup>th</sup> 2017 at 10.30am.

PRESENT Councillors Mrs Hurst (Chairman), Rouse (Vice Chairman), Mrs Brooks, Page, Scott, Walker and Ms White with four parishioners and the Clerk

APOLOGIES were received from Councillor Green.

## DECLARATIONS OF INTEREST

Cllrs Mrs Brooks, Mrs Hurst and Walker, as serving members of Newark & Sherwood District Council declared a personal interest to any issue relating to the District Council. Cllr Walker, as a serving members of Nottinghamshire County Council declared a personal issue to any issue relating to the County Council. Cllr Mrs Hurst declared a personal interest to minute reference 0393 – application no. 1847 for the Post Office, Main Street.

## 0392 Public Participation

The meeting was closed to take public comments. Three members of the public present expressed their concerns regarding the application for six dwellings on Lowfield Lane. These were namely loss of open green space, extra traffic generation on a single lane road and flooding concerns. They were thanked for their information and attendance, and they left the meeting at approximately 10.40am

One parishioner raised concerns about an application to erect a bungalow in the garden of 5 Chaucer Road. Two similar applications have been submitted in the past which were both refused by the District Council and the Planning Inspectorate after appeal. He was thanked for his information and attendance, and he left at approximately 10.50am.

The meeting was re-opened.

## 0393 Planning Applications

The following planning applications were considered and objected to with the following comments:

0061 Residential development of 6 dwellings                      The Bungalow, Lowfield Lane  
Lowfield Lane is narrow in places with essentially only room for one vehicle and there are no 'passing places' as claimed. Loss of green open space; this area of Lowfield Lane is one of the few remaining open spaces left in the Balderton. Flooding; the land is low lying and does flood, contrary to the application report.

0104 Erect single storey dwelling                                      5 Chaucer Road  
Members considered that the scheme is detrimental to the character of the area and is considered to be 'backland development' that would prejudice the private amenities of the neighbours. The extra rainwater 'run off' created by the dwelling would impact upon the acknowledged draining issues in the area.

1134 Amendment re. noise report for 89 dwellings    Highfields School, Balderton  
Members did not consider that the additional information submitted addresses the concerns and objections originally submitted by this Council.

The following planning applications were considered and approved subject to any comments detailed below:

0082 Convert to 4 town houses and erect 6 dwellings Working Men's Club Main Street  
Members approved the new plans for the site in principle but the original concern about the front wall (which has Listed Building status) not being altered will be noted.

1847 Reduce shop size, erect four flats Balderton Post Office, Main Street  
Members recommended that some form of 'traffic safety mirror' is installed to aide traffic to exit the site across the pavement.

0394 **Planning Decisions**

The following planning applications have received conditional approval by the District Council and were noted:

|   |   |
|---|---|
| 1998 Erect single storey rear extension   | 49 Milton Street  |
| 2181-2190/94 Remove sections of hedgerow<br>to construct twin trunk water mains | Various sites Barnby Rd, Bullpit Rd<br>Fen Lane & Staple Lane |

0395 **Correspondence/Information**

No items of correspondence and information had been received for noting.

The meeting was closed at approximately 11.50am