MEETING OF THE PLANNING COMMITTEE

6:30pm Tuesday 10th December 2024
Main Hall, Old School Building, Main Street, Burton Joyce

Present: H. Chadbourne-Doyle (Chair), R. Fife (Vice-Chair), L King and T Hazard
In Attendance: J Sherrin (Parish Clerk) and 2 members of the public

MINUTES

PL24/1145 **Apologies for absence** – None received

PL24/1146 **Council members' declaration of interests for items on the agenda** - None

PL24/1147 **Minutes of previous meeting held on Thursday 24th October 2024** – Statement "STW have also indicated the sewage system is also to be upgraded" to be deleted. Following this deletion minutes approved as a true record and signed by the Chair

PL24/1148 **2024/0777 Lambley Lodge 75 Lambley Lane Burton Joyce -** Construction of a detached dwelling.

Members of the public raised concerns that the revised plans for the dwelling at 75 Lambley Lane would mean it will overlook their property and be more overbearing than the original plans, due to its more elevated position. This is particularly so for their garden which would be completely overlooked. Whilst the reduction is size and scale was appreciated, the new more elevated position was of concern. Objections regarding increased flooding resulting from felled trees and water run-off remained. Frustration noted with lack of liaison from GBC to address concerns.

The Planning Committee reviewed the application and objected on the following grounds:

LPD32 – Amenity - Overbearing and overlooking – considerable loss of privacy for neighbouring properties, particularly with increased elevation of proposed site. Potential impact of noise – request for driveway surfaces running behind bedroom windows to minimise potential noise.
LPD 3&4 – Management of flood risk and surface water – increased surface water runoff compounding flooding already experienced in the area. Request for adequate sustainable drainage to be included in any plans.

Members of the public left at 6:55pm

PL24/1149 **2024/0794 6 Willow Wong Burton Joyce -** Change of use of dwelling to offices, with demolition of outbuilding and erection of new fencing – No objection to change of use, but request for greater consideration to be given to parking provision for the business on the site.

PL24/1150 **2024/0808 32 Bulcote Drive Burton Joyce -** Single storey rear extension to dwelling – No comment.

PL24/1151 **2024/0833 The Farmhouse Glebe Farm Glebe Drive Burton Joyce -** Replacement of canopy with an open sided (with low matching brick side walls) oak porch – No comment

PL24/1152 **2024/0822 27 St Helens Crescent Burton Joyce -** Single storey rear and side extensions - No comment.

PL24/1153 **2024/0757 95 Church Road -** Creation of vehicular access to front of dwelling – No comment

PL24/1154 **Response to Greater Nottingham Strategic Plan - Publication Draft** – Considered to not be strategically relevant to Burton Joyce so no comment required.

PL24/1155 **Information update:**

1. Noted that an appeal has been made to secretary of state against the decision of GBC to refuse planning permission for 176 Nottingham Road.
2. A letter of support for Bulcote PC regarding the request for a new pedestrian crossing for the A612 in Bulcote has been submitted.
3. BESS: 12 November 2024: A further full consultation will be undertaken in due course when full comments are available from the Council's consultant landscape architect.
4. Orchard Close update: AVOVE confirmed the application from the developer is for 10 houses (not 100) as originally discussed. GBC also confirmed no application for new dwellings has been received to date.

PL24/1156 **Date of next meeting**: Tuesday 14th January (time to TBC)

Signed:_____ Date: _____

Chair of Planning Committee