

NEWARK AND SHERWOOD DISTRICT COUNCIL

Minutes of the Meeting of **Planning Committee** held in the Civic Suite, Castle House, Great North Road, Newark, Notts, NG24 1BY on Thursday, 19 January 2023 at 4.00 pm.

PRESENT: Councillor R Blaney (Chairman)
Councillor Mrs L Dales (Vice-Chairman)

Councillor M Brock, Councillor R Crowe, Councillor A Freeman,
Councillor L Goff, Councillor Mrs R Holloway, Councillor Mrs P Rainbow,
Councillor M Skinner, Councillor I Walker, Councillor K Walker and
Councillor T Wildgust

APOLOGIES FOR ABSENCE: Councillor S Saddington (Committee Member), Councillor T Smith (Committee Member) and Councillor Mrs Y Woodhead (Committee Member)

80 DECLARATIONS OF INTEREST BY MEMBERS AND OFFICERS

Councillor Mrs L Dales declared a Non-Registrable Interest regarding Application No. 22/02122/HOUSE, Sunray, Main Street, South Scarle, as she was known to the applicants parents, and would leave the meeting for the duration of the item.

Councillors L Dales, I Walker and K Walker declared Non-Registerable Interests as appointed representatives on the Trent Valley Internal Drainage Board.

81 NOTIFICATION TO THOSE PRESENT THAT THE MEETING WILL BE RECORDED AND STREAMED ONLINE

The Chairman advised that the proceedings were being audio recorded and live streamed by the Council.

82 MINUTES OF THE MEETING HELD ON 8 DECEMBER 2022

AGREED that the Minutes of the meeting held on 8 December 2022 were approved as a correct record and signed by the Chairman.

83 CAUNTON COTTAGE, AMEN CORNER, CAUNTON - 22/01902/HOUSE

The Committee considered the report of the Business Manager – Planning Development, which sought the removal of the front porch and rear extension, the erection of a new two storey side/rear and single storey rear extensions and alterations to the existing window and doors and raise the existing cottage ridge. A site visit had taken place previously.

Members considered the presentation from the Senior Planning Officer, which included photographs and plans of the proposed development.

The Senior Planning Officer informed the Committee that comments had been received after the publication of the agenda from Caunton Parish Council who were in

support of the application.

Members considered the application acceptable.

AGREED (unanimously) that planning permission be approved subject to the conditions contained within the report.

84 CHAPEL FARM CHAPEL LANE EPPERSTONE - 22/02123/FUL

The Committee considered the report of the Business Manager – Planning Development, which sought the demolition of the existing dwelling and removal of the foundation structure of the part-built barn, the erection of replacement dwelling, a new detached garage and timber garden shed plus the erection of a retaining wall to secure the adjacent footpath. A site visit had been previously undertaken.

Members considered the presentation from the Senior Planning Officer, which included photographs and plans of the proposed development.

Councillor P Bracegirdle, on behalf of Epperstone Parish Council, spoke in support of the application in accordance with the views of Epperstone Parish Council, as contained within the report.

A schedule of communication was tabled at the meeting, which detailed correspondence received from the Agent and Planning Case Officer. A list of conditions was attached as Appendix B to the Schedule of Communication by the Planning Case Officer.

Members considered the application, and it was considered after some debate acceptable.

AGREED (with 10 votes For 1 vote Against and 1 Abstention) that planning permission be approved subject to the conditions contained in appendix B of the schedule of communications dated 19.01.23.

Having declared a Non-Registrable Interest on the following application, Councillor Mrs L Dales left the meeting at this point.

85 SUNRAY, MAIN STREET, SOUTH SCARLE, NOTTINGHAMSHIRE - 22/02122/HOUSE

The Committee considered the report of the Business Manager – Planning Development, which sought a part two-storey, part single-storey side and front extension and insertion of dormer windows.

Members considered the presentation from the Senior Planning Officer, which included photographs and plans of the proposed development.

A schedule of communication was tabled at the meeting, which detailed correspondence received from a Neighbouring Resident and the Parish Meeting.

Members considered the application, and it was commented that a site visit may have

been beneficial in considering this application. The Chairman informed the Committee that the reason the application was before the Planning Committee was that the applicant was a Council employee, as South Scarle Parish Meeting had not objected to the application the application would otherwise have been determined under delegated authority. Other Members felt that the proposals were acceptable and commented that South Scarle was a small village and the applicant was trying to improve their living space whilst remaining in the village.

A vote was taken to defer the application for a site visit which was lost with 3 votes For and 8 votes Against.

AGREED (with 8 votes For, 2 votes Against and 1 Abstention) that planning permission be approved subject to the conditions contained within the report.

86 TEMPORARY VACCINATION CENTRE, BRACKENHURST (NOTTINGHAM TRENT UNIVERSITY), SOUTHWELL

The Committee considered the report of the Director – Planning Committee, which sought approval from the Committee for the under enforcement of the temporary use of the auditorium at Brackenhurst for vaccination purposes by the NHS.

Members were informed that the Government had introduced temporary permitted development rights under Schedule 2, Part 12A (Development by Local Authorities and Health Service Bodies) of the Town and Country Planning (General Permitted Development) (England) Order 2015 in 2021 to facilitate a number of developments and uses as a result of the Covid-19 pandemic. One of those rights enabled the health service to provide vaccination centres in non-health related buildings (health centres fall within Use Class E – Commercial, Business and Service). This permitted development right expired on 31 December 2022.

NHS England had contacted the Council to advise an extension of this right was required to facilitate vaccinations in Spring and Autumn 2023. The vaccinations were proposed to be continued within the auditorium building at weekends and it was likely to be required for up to a maximum of 15 weeks.

Officers consider that this would unlikely amount to a material change of use and therefore, formal planning permission was not required.

It was considered that, even if Members' conclusion was that it was material or if the number of weekends required was increased, it was considered that it would be reasonable to under enforce to enable NHS England to deliver the boosters necessary for the health of the community. This decision to under enforce would be subject to planning complaints not being received that are not outweighed by the benefits of this service i.e. consideration to expediency.

NHS England had asked regions to ensure checks had been undertaken to ensure that respective centres could remain open. Confirmation was needed prior to the end of the last calendar year and an informal letter of comfort was provided with the caveat this report was to be provided for Members to consider.

Members considered the application acceptable.

AGREED (unanimously) that:

(a) under enforce the temporary breach of planning control at Brackenhurst Campus, Southwell to facilitate the vaccination timetable to be imposed by the NHS, be approved; and

(b) for this to be until 31 December 2023; and

(c) during weekends only.

87 APPEALS LODGED

AGREED that the report be noted.

88 APPEALS DETERMINED

AGREED that the report be noted.

89 DEVELOPMENT MANAGEMENT PERFORMANCE REPORT

The Committee considered a report presented by the Senior Planning Enforcement Officer which related to the performance of the Planning Development Business Unit over the three-month period October to December 2022 as well as providing an overview of the performance and achievements across the financial year. In order for the latest quarter's performance to be understood in context, in some areas data going back to July 2020 was provided. The performance of the Planning Enforcement team was provided as a separate report.

AGREED that the report be noted.

90 QUARTERLY PLANNING ENFORCEMENT ACTIVITY UPDATE REPORT

The Committee considered the report presented by the Senior Planning Enforcement Officer which provided an update on Enforcement Action for the third quarter of the current financial year 2022/23. The report included cases where formal action had been taken and case studies which showed how the breaches of planning control had been resolved through negotiation and Notices that had been complied with.

AGREED that the report be noted.

Meeting closed at 5.23 pm.

Chairman