

**MINUTES OF THE PLANNING COMMITTEE HELD ON TUESDAY 3RD JANUARY
2023 AT ST JOHN'S CHAPEL, THE BUTTS , BELPER**

PRESENT Councillor Harris (Chair) and Councillors Mallett, Watson and co-opted member W Mitchell

IN ATTENDANCE Debra Townsend (Town Clerk)

PC/169 APOLOGIES FOR ABSENCE

An apology for absence was received from Cllr Kennedy.

PC/170 VARIATION OF ORDER OF BUSINESS

None

PC/171 DECLARATION OF MEMBERS' INTERESTS

None

PC/172 RECORDING AND FILMING OF COMMITTEE MEETINGS

None

PC/173 CONFIDENTIAL ITEMS

None

PC/174 PUBLIC SPEAKING

None.

**PC/175 MINUTES OF THE PLANNING COMMITTEE MEETING ON 6TH
DECEMBER 2022**

RESOLVED that the Minutes of the Planning Committee meeting held on 6th December 2022 be agreed as a true and accurate record.

PC/176 PLANNING APPLICATIONS

a) To Consider Applications/Appeals Received from the Planning Authority and to Submit Comments for Recommendation to Full Council

RECOMMEND to Full Council the following comments on planning applications be circulated:

AVA/2020/0713 Land Adj 36 Holbrook Road, Holbrook Road, Belper, Derbyshire. Proposal: Erection of 36 Dwellings (This is a departure from the development plan).

No objection to this application subject to an assurance from; a) the Planning Authority that all comments from Highways are considered and any necessary action be taken, and b) previous comments submitted by Belper Town Council including a request for consideration of a footpath/cycle path between this site and the adjacent Wheeldon's development.

AVA/2022/0258 83 Nottingham Road, Belper, Derbyshire, DE56 1JH Proposal: Ground and first floor extensions to existing dwelling, including remodelling, to provide a 4 bedroom dwelling and double

garage.

No comment.

AVA/2022/1031 1 Grangewood Drive, Milford, Belper, Derbyshire, DE56 0RW. Proposal: Construction of a 3m farm access track (This proposal may affect a Conservation Area).

No objection to this application subject to the Planning Authority issuing a condition that the access track will only be used for agricultural access only.

AVA/2022/1034 The Gatehouse, Makeney Road, Makeney, Milford, Belper, Derbyshire, DE56 0RS. Proposal: Erection of three holiday pods (This proposal may affect the setting of a listed building and/or the character and appearance of a conservation area).

An objection be lodged against this application for the following reasons; the proposal is to built on Green Belt land which is contra to National Planning Policy Framework NPPF) chapter 13 Protecting Greenbelt Land. The holiday pods will also affect the setting of a listed building and conservation area and this site is not considered to be appropriate for outdoor sport and recreation (contra to para. 149 of the NPPF). Materials proposed are not sympathetic with the World Heritage Site.

AVA/2022/1045 4 Matlock Road, Belper, Derbyshire, DE56 1BE. Proposal: Replacement of two windows to front elevation with timber box sash windows with double glazed units (this may affect the setting of a listed building and Conservation Area).

This proposal is not in keeping with either a listed building or a conservation area, and the Planning Authority are requested to seriously consider the response from the Conservation Officer when considering this application.

AVA/2022/1051 Tower Cottage, Sunny Hill, Milford, Belper, Derbyshire, DE56 0QR. Proposal: Side Garage Extension with landscaping (this may affect the setting of a listed building and Conservation Area)

No comment.

AVA/2022/1064 32 Lodge Drive, Belper, Derbyshire, DE56 2TP. Proposal: Proposed two-storey and single storey rear extension (this may affect the setting of a listed building).

Belper Town Council have no comments on this application. However the Planning Authority are requested to seriously consider the response from the Heritage Consultant when considering this application as these are endorsed by the Town Council.

AVA/2022/1072 Quarry View, Farnah Green, Belper, Derbyshire, DE56 2UP. Proposal: Demolition of existing house to create a new 6 bedroom home with ensuite, lounges, kitchen, dining area, play and music rooms, central entrance voids, office space, games and cinema rooms, within the basement, and external terrace areas.

Belper Town Council have no objection to this application subject to more details being provided on the proposals for the use of green energy and sustainability (Neighbourhood Plan 15 and 17).

AVA/2022/1079 Fishermans Rest, Broadholme Lane, Belper, Derbyshire, DE56 2JF. Proposal: Replacement of front door and 7 windows with UPVC (this may affect the setting of a listed building).
An objection be lodged against this application on the grounds that UPVC is not in keeping with a listed building, and these be replaced with timber sash windows.

b) Planning Decisions

Noted

c) Applications/Appeals circulated after the agenda was issued.

None

d) Further response from AVBC relative to consultation on amended plans.

This item is deferred until the next meeting.

The meeting closed at 6.50 pm.

The next Meeting will take place on 7th February 2023 at 7pm at St John's Chapel.

SignedChair

7th February 2023

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