

PLANNING COMMITTEE

MINUTES OF MEETING HELD ON TUESDAY, 28 JULY 2020

Present:

Councillor Diana Ruff (Chair) (in the Chair)
Councillor Jayne Barry (Vice-Chair)

Councillor William Armitage
Councillor Mark Foster
Councillor Maureen Potts
Councillor Tracy Reader
Councillor Kathy Rouse

Councillor Andrew Cooper
Councillor Carol Huckerby
Councillor Alan Powell
Councillor Jacqueline Ridgway
Councillor Ross Shipman

Also Present:

| | |
|----------------|---|
| R Purcell | Assistant Director - Planning |
| A Kirkham | Planning Manager - Development Management |
| G Cooper | Senior Planning Officer |
| P Slater | Principal Planning Officer |
| J Fieldsend | Legal Team Manager (non contentious) |
| A Maher | Senior Governance Officer |
| D Stanton | Governance Officer |
| M E Derbyshire | Members ICT & Training Officer |
| A Bryan | PA to Cabinet and Civic Officer |
| N Calver | Governance Manager |

PLA/ Apologies for Absence and Substitutions **14/2**

0-21 An apology for absence was submitted from Councillor P Elliott.

PLA/ Declarations of Interest **15/2**

0-21 No declarations were submitted.

PLA/ Minutes of Last Meeting **16/2**

0-21 RESOLVED - The minutes of the last meeting were approved as a true record.

PLA/ NED/19-00335 - Hallfieldgate Lane, Shirland **17/2**

0-21 The report to Committee explained that an application had been submitted for outline planning permission for up to 90 new residential units and site access with all other matters reserved (apart from access) (amended plans/amended title) (major development/Departure from development plan) on Land south of Hallfieldgate Lane, Shirland, for the Trustees of Ted Speed and Pauline Speed Hallfield Trust

The application had been referred to the Committee by a ward Councillor, who had raised concerns about it.

Nine objectors spoke against the application. These included the ward Members, Councillor Charlotte Cupit and Councillor Heather Liggett.

The Agent for the application spoke in support of it.

No supporters spoke in favour of the application.

Members were directed to the recent late comments report, which had been issued the afternoon prior to the meeting.

Committee considered the application. In particular, it took into account the relevant planning issues in reaching its determination on the application. These included, the impact on the amenities of neighbouring properties, the character and appearance of the neighbouring area, as well as the impact on the environment and on heritage assets. The Committee also considered the impact of the application on local infrastructure and highways safety.

Members discussed the application. In this context, they considered the sustainability of the proposed development, the potential impact on the rural character of Shirland and the implications for the conservation area. They considered the possible impact on the natural environment and wildlife. They also considered the benefits to the District of additional housing and whether these would advantages would offset any disadvantages.

RESOLVED -

- (a) That application NED/19/00335/OL be refused, contrary to officer recommendations.
- (b) That the reasons for refusal focus on its adverse impact on the character of the area and on the Conservation Area with any public benefits not outweighing that harm.

PLA/ Planning Appeals - Lodged and Determined

18/2

0-21

The following appeal had been lodged:-

Mr D Cook - Application for proposed first floor extension and two storey rear extension at Ashbank Cottage, Chesterfield Road, Duckmanton (20/00097/FLH)

No Appeals had been allowed or dismissed.

The following appeals had been withdrawn:-

C/O Neil Twigg - Application to vary condition 5 (Construction traffic Management plan) and 7 (timetable to green lane access) pursuant of 14/00901/FL at Land To The Rear Of 14 To 22 Green Lane And 4 To 16 Park Avenue, Dronfield (19/01147/FL)

PLA/ Matters of Urgency

19/2

0-21

There were no matters of urgency.

