

## **PLANNING COMMITTEE**

### **MINUTES OF MEETING HELD ON TUESDAY, 28 JULY 2020 - PM**

#### **Present:**

Councillor Diana Ruff (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/14 Apologies for Absence and Substitutions** **/20-21**

An apology for absence was submitted from Councillor P Elliott.

#### **PLA/15 Declarations of Interest** **/20-21**

No declarations were submitted.

#### **PLA/16 Minutes of Last Meeting** **/20-21**

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

#### **PLA/17 NED/19-00335 - Hallfieldgate Lane, Shirland** **/20-21**

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/18  
/20-21**

#### **Planning Appeals - Lodged and Determined**

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/19** **Matters of Urgency**  
**/20-21**

There were no matters of urgency.