

PLANNING COMMITTEE

Minutes of a meeting of the Planning Committee of the Bolsover District Council held in the Council Chamber, The Arc, Clowne on Wednesday 9th May 2018 at 1000 hours.

PRESENT:-

Members:-

Councillor D. McGregor in the Chair

Councillors T. Alexander, P.M. Bowmer, T. Connerton, C.P. Cooper, M.G. Crane, M. Dixey, S.W. Fritchley, H.J. Gilmour, D. McGregor, T. Munro, B.R. Murray-Carr, M.J. Ritchie, P. Smith, R. Turner, D.S. Watson and J. Wilson.

Officers:-

C. Fridlington (Planning Manager (Development Control)), J. Owen (Legal Executive) and A. Brownsword (Senior Governance Officer)

0816. APOLOGIES

Apologies for absence were received from Councillors J.A. Clifton and B. Watson.

0817. URGENT ITEMS OF BUSINESS

There were no urgent items of business. However, the Chairman noted that Agenda Item Nos 6(ii) – 18/00178/FUL - Additional Access and Amendments to the Bridge Improvement Measures (removal of the bridge) on Buttermilk Lane at Land Formerly Known as Coalite on North And South Side Of Buttermilk Lane, Bolsover and 6(iii) 18/00026/FUL - Change of use to showman's site at Land Adjoining 7 Brookhill Road, Pinxton had not been correctly publicised, due to an administration error. It was therefore considered prudent to defer the items to ensure that all interested parties could be correctly notified.

Moved by Councillor D. McGregor and seconded by Councillor T. Munro
RESOLVED that Application Nos 18/00178/FUL and 18/00026/FUL be deferred to the next meeting of the Planning Committee.

0818. DECLARATIONS OF INTEREST

There were no declarations of interest.

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0819. MINUTES – 14TH MARCH 2018

Moved by Councillor T. Munro and seconded by Councillor R. Turner.

RESOLVED that the minutes of a meeting of the Planning Committee held on 14th March 2018 be approved as a true and correct record.

0820. SITE VISIT NOTES – 9TH MARCH 2018

Moved by Councillor D. McGregor and seconded by Councillor R. Turner

RESOLVED that the notes of a Site Visit held on 9th March 2018 be approved as a true and correct record.

0821. APPLICATIONS TO BE DETERMINED UNDER THE TOWN AND COUNTRY PLANNING ACTS

- (i) 17/00615/FUL - Demolition of existing buildings and erection of foodstore and retail terrace, car parking and associated works at Sherwood Lodge, Oxcroft Lane, Bolsover, Chesterfield

Further details and an amended recommendation were included in the Supplementary Report.

The Planning Manager (Development Control) presented the report which gave details of the application and highlighted the history of the site and the key issues set out in the report.

Mr. M. Rothery attended the meeting and spoke in support of the application.

The Committee considered the application having regard to the National Planning Policy Framework, the Bolsover District Local Plan and the emerging Local Plan.

Moved by Councillor M.G. Crane and seconded by Councillor S.W. Fritchley

RESOLVED that Application No. 17/00615/FUL be DEFERRED and delegated to the Planning Manager in consultation with the Chair and Vice Chair of Planning Committee subject to consultation on the amended plans and no new substantive issues arising in representations; priority entry into a S.106 legal agreement containing obligations related to:

- a) commuted sum of £150,000 towards highways improvements;
- b) commuted sum of £5,000 towards public art; and
- c) the transfer of sufficient land and rights across land in the applicant's control to safeguard the route of two-way link road between Town End and Oxcroft Lane

AND planning conditions related to:

- Commencement within two years of the date of the permission

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- Compliance with Amended Plans
- Archaeology and Written Scheme of Investigation
- Drainage including surface water and foul water
- Biodiversity and Landscaping
- Construction Method Statement including hours of operation on site etc
- Highways including conditions suggested by the local highway authority
- Amenity including noise and external lighting
- External Facing Materials including requirement for prior approval of specifications
- Operational Matters including hours of opening and restrictions on use

0822. UPDATE: SECTION 106 AGREEMENTS

The Planning Manager (Development Control) presented the report which gave Committee an opportunity to assess the effectiveness of the updated procedures and gave up to date information on ongoing cases where planning obligations were involved.

Members complimented the department on the introduction of a monitoring system and noted that there were built in trigger points.

Moved by Councillor T. Munro and seconded by Councillor D. McGregor
RESOLVED that the report be noted.

The meeting concluded at 1031 hours.