

**PLANS COMMITTEE I**  
**30TH APRIL 2009**

PRESENT: The Chair (Councillor Harris)  
The Vice-chair (Councillor Day)  
Councillors Astill, Burr, K. Jones, Legge, Noon, Popley,  
Ranson, Seaton and Youell

APOLOGIES: Councillors S. Jones, Miah and Walker

19. MINUTES

The minutes of the meeting of the Committee held on 29th January 2009 were confirmed and signed.

20. DISCLOSURES OF PERSONAL INTERESTS

Councillor Harris made a declaration under the Planning Code of Good Practice in respect of application P/09/0134/2. She stated that although she had visited a local shop she did not consider that that would influence her decision.

21. PLANNING APPLICATIONS

The applications for planning permission set out in the appendix to the agenda, together with the recommendations of the Director of Development, were considered with the exception of applications P/09/0472/2 (61 Highway Road, Thurmaston) and P/08/3167/2 (278 Nanpantan Road, Loughborough) which had been withdrawn before the meeting.

In accordance with the procedure for public speaking at meetings, Mr S. Simpson (local resident) and Mrs F. Boyd (applicant) attended the meeting and expressed their views in respect of application P/09/0322/2.

In accordance with Council Procedure Rule 33, Councillor Miah attended the meeting and expressed his views in respect of application P/09/0134/2.

In addition to the letters of representation reported in the agenda, details of an updated Travel Plan and Travel Packs in respect of application P/09/0134/2, which had been received after the agenda for the meeting had been prepared, were submitted.

An amendment to condition 19 in respect of application P/09/0134/2, together with an amendment to condition 3 and one additional condition in respect of application P/09/0322/2 were recommended by the Director of Development, details of which were submitted.

Two additional conditions, an additional note to applicant and an amendment to condition 7 in respect of application P/09/0134/2 were recommended by the Director of Development, details of which were reported verbally.

## RESOLVED

- I. that, in respect of application P/09/0134/2 (Land between Nottingham Road, Meadow Lane, Burder Street and Railway Station, Loughborough), planning permission be granted as recommended by the Director of Development, subject to:
  - (a) the receipt of the final recommendations of the Highway Authority and the Environment Agency as to the imposition of conditions, to be added, as appropriate;
  - (b) the conditions referred to in the report and to the following amendments to conditions 7 and 19 and to the following two additional conditions and an additional note to applicant:

7. No development, including site works, shall take place until a scheme for the treatment of the application site boundaries and the boundaries between the various plots within the development, including the means of enclosure to Sidings Park, has been submitted to and agreed in writing by the local planning authority.

REASON: To ensure the satisfactory, overall appearance of the completed development and in the interests of the amenities of future residents.

19. The development shall not begin until a scheme for the implementation and monitoring of the Travel Plan and Travel Packs for residents, submitted with the application has been submitted to and approved in writing by the local planning authority. The Travel Plan shall be implemented in accordance with the approved scheme.

REASON: To encourage the use of non-car modes of transport in the interests of making a sustainable use of the development.

Notwithstanding the details shown on the submitted plans, no development shall commence until precise details of the location of bus stops, the design of bus shelters and the provision of STARTRAK information, together with measures to enhance pedestrian accessibility and safety, have been submitted to and agreed in writing by the local planning authority. Development shall proceed in accordance with the agreed details.

REASON: To encourage the use of public transport and in the interests of pedestrian safety.

Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, or any order revoking or re-enacting that Order with or without modifications, no building used as a chamber for housing apparatus used for the generation, transmission or supply of electricity shall be erected within the site, unless otherwise agreed in writing by the local planning authority.

REASON: The carrying out of development of this type may create difficulties in terms of the overall appearance and character of the area.

Note to applicant: You are advised that the landscaping details required to discharge condition 4 shall comprise locally native species and that trees of a minimum "standard" size shall be planted along the link road;

2. that, in respect of application P/09/0322/2 (9 Hastings Road, Woodhouse), planning permission be granted as recommended by the Director of Development, subject to the conditions referred to in the report and to the following amendment to condition 3 and additional condition:

3. Notwithstanding any details on the amended plans, suitably amended details of the following matters shall be submitted to and approved by the local planning authority in writing before the development is commenced: amended drawings of the first floor window to the family bathroom to show none opening windows other than a centrally positioned top hung opening window at a minimum of 1.7m above finished floor level. This window shall be obscurely glazed in a detailed specification to be agreed. This shall be inserted prior to occupation of the extension hereby permitted. No changes shall be made to this window and the obscure glass shall be retained at all times.

REASON: To minimise the effects of the development on the privacy of the adjacent occupier.

No materials shall be placed on site until such time as samples of facing and roofing materials have been submitted for the agreement of the local planning authority. Only materials agreed in writing by the local planning authority shall be used in carrying out the development;

3. that, subject to resolutions 1. to 2. above and to the conditions and/or reasons set out in the Committee's Minute Book, decision notices be issued as follows:

P/09/0134/2	LOUGHBOROUGH – Land between Nottingham Road, Meadow Lane, Burder Street and Railway Station, Charnwood Borough Council and Nottingham Community Housing Association – New link road between Nottingham Road and Meadow Lane and erection of 122 houses and apartments over two sites. Erection of acoustic fence to railway and relocation of electric substation and gas governor. Associated road and footway alterations to Nottingham Road, Meadow Lane, Burder Street, Glebe Street and Ratcliffe Road	Permit – subject to conditions, including amendments to conditions 7 and 19, two additional conditions and one additional note to applicant
-------------	---	---

P/09/0322/2	WOODHOUSE EAVES – 9 Hastings	Permit – subject to
-------------	------------------------------	---------------------

Road, Mr Boyd – Erection of single and two-storey extensions to rear of the dwelling conditions, including an amendment to condition 3 and an additional condition

NOTES:

1. No reference may be made to these minutes at the Council meeting on 22nd June 2009 unless notice to that effect is given to the Head of Democratic Services by five members of the Council by 5pm on Friday, 22nd May 2009.
2. These minutes are subject to confirmation as a correct record at the next meeting of the Plans Committee on 21st May 2009.

PLANS\102