

BARTON - UPON - HUMBER TOWN COUNCIL
MINUTES of a PLANNING COMMITTEE MEETING held in the
THE ASSEMBLY ROOMS, QUEEN STREET, BARTON-UPON-HUMBER on
MONDAY 4 APRIL 2016 - COMMENCING at 7.00 p.m.

Present: Councillor Mrs W Witter (Chairman)

Councillors Mrs A Clark, F Coulsey, N Jacques and Mr J Oxley

Also Present: Councillors J Sanderson, Mrs C Thornton, P Thornton, J P Vickers, K Vickers and D Yellowley. Captain A Bawden and Mrs M Sidell (Salvation Army) and Ms S Richards (Town Clerk)

301. **Apologies for Absence**

Councillor Mrs J Mason (holiday)

302. **Declarations of Interest**

Planning Application PA/2016/227 – Councillor Mrs A Clark (Personal Interest)

Planning Application PA/2016/121 – Councillor J P Vickers (Personal Interest)

Planning Application PA/2013/1496 – Councillor Mrs W Witter (Personal interest)

Captain A Bawden gave appraisal of Planning Application PA/2016/227. He apologised for the initial slow development of the site, which was mainly due to the recession. The semi-detached house proposals would be low cost housing ideally for local people, have hard standing vehicular parking for 2 cars per property with front and rear gardens and all mains connected. The Salvation Army building would not have gas connected but would have solar panels within the roof area. It would have a landscaped frontage and a soft play area at the rear for young person activities. Reasons for car parking arrangements and access to the building were explained. With regard to the public access arrangements previously muted, discussions are currently being held with North Lincolnshire Council. Currently, provision of a 1m wide path at the rear has been proposed, away from the housing. The entire development has been designed to accommodate everyone with the design and materials to be used fitting in and blending in with the surrounding residential area.

Following a brief question and answer session with Members of the town council, Captain Bawden stated that contracts had been drawn up and finance provision in place. It was anticipated that if planning approval could be gained it would allow development to commence the end of May 2016.

303. **Planning Matters**

(a) **Planning Applications**

Resolved that the comments as stated, be made to North Lincolnshire Council on the following Planning Applications:

- (1) **PA/2016/227 – IGL Surveying Ltd (Robert Innocent)** – Planning permission to construct Salvation Army worship and community hall with ancillary accommodation and associated car parking, construction of three pairs of semi-detached houses with new vehicular access onto Tofts Road and Forkdale at the former site of The Carnival Inn, 114 Tofts Road, Barton (Comment: the town council are very supportive of the application);

Captain A Bawden and Mrs M Sidell left the meeting.

- (2) **PA/2016/327 – Mrs I Haagensen-Burman** – Planning permission to erect a single-storey rear extension at 17 Orchard Close, Barton (No comment or objection);

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- (3) **PA/2016/362 - Mash Enterprises Ltd (Mr C Mash)** – Application for determination of the requirement for prior approval for change of use of a building from financial and professional services (Class A2) to a use falling within Class C3 (dwelling house) at the former Pine Wrap Offices, Humber Road, Barton (Objection: Change of use. The building was originally built as a commercial building on land allocated as an industrial area. It was felt this should be retained.
- (4) **PA/2016/378 – Mr & Mrs Kirkby** – Planning permission to erect a two-storey rear extension at 1 Maltkiln Road, Barton (No comment or objection).

(b) **Planning Decisions**

Resolved that the following Notices of Planning Decisions received from North Lincolnshire Council be noted:

PA/2016/138 – Ms Adeline Brack – Full planning permission to replace existing conservatory with single-storey sun room to rear at 54 West Acridge, Barton; **PA/2016/83 – Connexin** – Full planning permission for the installation of an external cabinet at pavement in front of 2 Forkedale, Barton; **PA/2016/136 – Mr & Mrs P Eayres** – Grant of prior approval for determination of the requirement for prior approval of a household extension at 14 Bradwell Close, Barton; **PA/2016/141- Mr R Jaggs-Fowler** – Full planning permission to erect a single-storey extension to rear and attached garage with recreational space over at 2 Highfield Crescent, Barton.

304. **Correspondence**

(a) **PA/2016/121 – Rear of Kingston View, 103 Barrow Road, Barton**

Following correspondence received from North Lincolnshire Council and also local resident, it was agreed and

Resolved

- (i) a letter of thanks be sent to the local resident for keeping the town council up-dated with the information he has sent to North Lincolnshire Council Planning Department;
- (ii) further comment be made from the town council to North Lincolnshire Council Planning Department (*min ref: 275(a)((2)/111 – PC 22/02/16 refers*) – (Comment: Access to the development site is not to be made to/from Barrow Road for road safety concerns. Also, providing the contamination report of the land is satisfactory, the town council have no objection to the development).

(b) **Planning Consultation**

Councillor J P Vickers outlined the planning consultation period of planning applications by North Lincolnshire Council's Planning Authority with town and parish council's. He had received confirmation from Mr P Wallis (Head of Development Management) at North Lincolnshire Council that "at present we allow 21 days consultation with town and parish council's and will not determine applications until we have either received the necessary reply or the time period has expired...however almost always we will be able to agree an extension of time if the PC contacts the case officer (or myself) if there are particular difficulties in getting a response on time". In light of this, he felt that planning applications received by the town council after the agenda had been issued, should be discussed at the next available planning committee meeting, rather than being added to the current meeting. He stated that in his opinion this would be a fairer system to members of the public, to see from the agenda exactly what planning applications were being discussed at any particular meeting. The Chairman, Councillor Mrs W Witter stated that maybe the Planning Committee required review.

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Discussion ensued with comment made that the town council were only a consultee in the planning process and were not the planning authority. Therefore, public advertisement of planning applications fell to North Lincolnshire Council who are the local planning authority. Advice had been sought previously in relation to this from the Local Councils Association by the town council regarding a previous incident whereby the town council were taken to task by a member of the public regarding the consultation period timescale and the planning decision made. It was generally felt that the current new format to view planning applications on the North Lincolnshire Council website was not an improvement on the previous format, making it difficult to view the information easily. There appeared to be no consistency in the updating of applications making it confusing. It was agreed and

Resolved

- (i) the statutory item on the town council’s planning committee meeting agendas of “Planning applications and information received after the agenda” be changed to read “Information received after the agenda”;
- (ii) planning applications received by the town council after the planning committee meeting agendas have been issued, to be discussed at the next programmed planning committee meeting;
- (iii) the Clerk to apply to North Lincolnshire Council Planning Department for extension of the consultation period for planning applications that are commented upon by the town council outside the 21 day North Lincolnshire Council consultation period. A copy of the request to be sent to the Case Officer, Mr P Wallis (Head of Development Management) and Councillor J P Vickers (Barton Ward Member).

305. **Planning applications and information received after issue of the agenda**

(a) **Planning Application**

Resolved that comment be made to North Lincolnshire Council on the following Planning Application at the next meeting of the town council’s planning committee to be held on 25 April 2016.

- (1) **PA/2016/0029 – Odyssey (Holdings) Ltd** – Planning permission for new main entrance with associated internal works and carpark works at Reeds Hotel, Access Roads in Westfield Lakes, Barton.

(b) **Planning Decision**

Resolved that the following Notice of Planning Decision received from North Lincolnshire Council be noted:

PA/2013/1496 – Wren Kitchens – Full planning permission to construct a new vehicular access from Barrow Road and two new car parks (800 spaces), carry out additional landscaping, and retain a 2m high electric perimeter fence and 12 loading bays with canopies at Wren Kitchens, Falkland Way, Barton.

The Chairman, Councillor Mrs W Witter closed the meeting at 7.45 p.m.