

Time commenced: 18:00
Time finished: 19:20

PLANNING CONTROL COMMITTEE 5 October 2023

Present: Councillor Pearce (Chair)
Councillors Bolton, Bonser, Care, M Holmes, Onuoha,
Morgan-McGeehan, Nawaz, Prosser, Rawson,

In Attendance: James Bathurst – Senior Planning Technician
Paul Clarke – Chief Planning Officer
Andy Gibbard – Group Manager – Planning, Transportation
and Engineering
Rory Hillman – Planning Officer
Sara Hodgkinson – Development Control Team Leader
Steven Mason – Democratic Services Officer
Julia Stewart – Senior Planning Officer
Stephen Teasdale – Solicitor
Ian Woodhead – Development Control Manager

29/23 Apologies for absence

Apologies were received from Councillor Hassall.

30/23 Late items

There were none.

31/23 Declarations of interest

In relation to planning application 23/00374/FUL - 187 Vicarage Road
Mickleover Derby, Councillor M Holmes stated that he had attended a public
meeting and spoken to local residents but that he would approach the
application with an open mind.

32/23 Minutes of the meeting held on 7 September 2023

The minutes of the meeting held on 7 September 2023 were agreed as a
correct record.

33/23 Minutes of the Meeting of the Conservation and Heritage Advisory Committee held on 6 July 2023

The minutes of the meeting of the Conservation and Heritage Advisory Committee held on 6 July 2023 were noted.

34/23 Appeal Decisions

The Committee received a report of the Chief Planning Officer summarising appeal decisions taken in the last month.

Resolved to note the decisions on appeals taken.

35/23 Applications to be Considered

The Committee considered a report from the Chief Planning Officer on planning applications which were to be determined by the Committee.

23/00931/FUL - 50 St Chads Road Derby

(Change of use from a six bedroom (six occupant) house in multiple occupation (Use Class C4) to a six bedroom (eight occupant) house in multiple occupation (Sui Generis))

The Senior Planning Officer addressed the Committee and introduced the item.

Councillor S Khan, as Ward Member, addressed the Committee and made representations against the application.

It was proposed that the conditions in relation to cycle parking and the layout of the rear yard be amended. A travel statement and an advisory note in relation to waste management were also proposed.

Resolved to grant planning permission for the reasons and with the conditions as outlined in the report, and subject to amendments to the conditions in relation to cycle parking and the layout of the rear yard, a travel statement and an advisory note in relation to waste management.

23/00374/FUL - 187 Vicarage Road Mickleover Derby

(Change of use from single dwelling (Use Class C3) to five self contained residential units (Use Class C3(b))(supported living) and use of outbuilding for use as office in association with main use - retrospective application)

The Planning Officer addressed the Committee. It was reported that a letter of support had been received from Councillor Martin, Cabinet Member for Integrated Health and Adult Care, and had been circulated to the Committee.

Councillor Pattison, as Ward Member, addressed the Committee and made representations against the application.

An additional condition was proposed in relation to sound insulation. A travel plan and advisory notes in relation to waste management and communications were also proposed.

Resolved to grant planning permission for the reasons and with the conditions as outlined in the report, and subject to an additional condition in relation to sound insulation, a travel plan and advisory notes in relation to waste management and communications.

22/01233/FUL - Land On The West Side Of Vicarage Road Mickleover Derby

(Change of use of barns into 3 no. dwellings, together with erection of 6 linked dwellings and associated ground works)

Application withdrawn from the agenda before the meeting.

23/00755/OUT - Land At Lees Brook Community School Morley Road Derby

(Residential development - maximum of 18 dwellings (Use Class C3))

The Development Control Team Leader addressed the Committee. It was reported that revised wildlife comments had been received from Derbyshire Wildlife Trust and had been circulated to the Committee.

Resolved:

- A. To authorise the Director of Vibrancy & Growth to negotiate the terms of a Section 106 Agreement to achieve the objectives set out below and to authorise the Director of Legal, Procurement and Democratic Services and Monitoring Officer to enter into such an agreement.**
- B. To authorise the Director of Vibrancy & Growth to grant permission upon conclusion of the above Section 106 Agreement for the reasons and with the conditions as outlined in the report.**

36/23 Potential Future Site Visits

Resolved to undertake a site visit in relation to the following application:

- 23/01103/FUL - St Clare's School Rough Heanor Road Mickleover.**

Resolved not to undertake a site visit in relation to the following applications:

- 23/00619/FUL - Ukrainian Orthodox Church of St George Shaftesbury Crescent Derby;**

- **23/01166/FUL - Former FC Precast, Concrete Ltd. Alfreton Road Derby;**
- **23/01167/VAR - Land between Slack Lane and Etwall Street and junction with Uttoxeter Old Road Derby; and**
- **23/01148/FUL - Go Outdoors Ltd Ascot Drive Derby.**

MINUTES END