

GAINSBOROUGH TOWN COUNCIL

MINUTES of a MEETING of the Planning and Development Committee held at Richmond House, Richmond Park, Morton Terrace, Gainsborough on Tuesday 25 February 2020 at 6:00pm

Present: Councillor David Dobbie (Chairman)

Councillor Chris Lambie
Councillor Keith Panter
Councillor James Plastow
Councillor Denise Schofield
Councillor Baptiste Velan
Councillor James Ward – arrived at 6.47pm

In Attendance:

Tom Clay Town Clerk
Rachel Allbones Deputy Clerk / RFO

1. APOLOGIES FOR ABSENCE

Councillor Matt Boles – ex officio

2. TO RECEIVE MEMBERS' DECLARATIONS OF INTEREST IN ACCORDANCE WITH THE LOCALISM ACT 2011 AND TO RECEIVE ANY APPLICATIONS FOR DISPENSATION

None received.

3. MINUTES FROM THE PREVIOUS MEETING (Paper A)

i. Minutes of the meeting of Planning and Development Committee held Thursday 19 December 2019

RESOLVED that the minutes of the Planning and Development Committee meeting held on Thursday 19 December 2019 be confirmed and signed as a correct record.

Note: Councillors Dobbie, Lambie, Panter and Velan abstained from voting on the above resolution.

4. PLANNING APPLICATIONS

i. Application Ref No.: 140391 (19/12/19, 28 days)
Proposal: Planning application for a rear extension
Location: 1 Grasmere Close, Gainsborough

NOTED that time had lapsed to respond.

- ii. Application Ref No.: 140242 (20/12/19, 17 days)
Proposal: Planning application for removal of prefabricated double garage and construction of double garage with additional habitable space/games room above
Location: 12 Ulster Road, Gainsborough
Reduction in size of proposed garage.

NOTED that time had lapsed to respond.

- iii. Application Ref No.: 140455 (09/01/20, 21 days)
Proposal: County development application to change the use from use classes A2 and B1, to A2, B1 and D1
Location: Mercury House, Willoughton Drive, Gainsborough,

NOTED that time had lapsed to respond.

- iv. Application Ref No.: 140235 (09/01/20, 28 days)
Proposal: Planning application for demolition of the former Lindsey Shopping Centre and proposal to develop multiplex cinema, car parking and commercial units in the following use classes, Class A1 (shops), Class A2 (financial and professional services), Class A3 (restaurants and cafes), Class A4 (drinking establishments), Class A5 (hot food takeaways) and Class D2 (assembly and leisure), together with associated works
Location: Former Lindsey Shopping Centre, Market Place, Gainsborough

NOTED that time had lapsed to respond.

- v. Application Ref No.: 140081 (20/01/20, 14 days)
Proposal: Reserved matters application for Phase 1 to erect 460no. dwellings, considering appearance, landscaping, layout and scale, following outline planning permission 138921 granted 29 August 2019
Location: Land at Foxby Lane, Gainsborough
Amendment to layout to incorporate reduction in the number of houses from 460 to 454.

NOTED that time had lapsed to respond.

- vi. Application Ref No.: 140561 (07/02/20, 28 days)
Proposal: Planning application for 1no. dwelling
Location: Land adjacent 23 Ravendale Road, Gainsborough

RESOLVED that Members had NO OBJECTIONS to the application.

- vii. Application Ref No.: 140582 (10/02/20, 28 days)
Proposal: Planning application to vary condition 2 of planning permission 140281 granted 3 January 2020 - amend drawings to remove chimney
Location: 138/142 Trinity Street, Gainsborough

RESOLVED that Members had NO OBJECTIONS to the application.

- viii. Application Ref No.: 140525 (19/02/20, 28 days)
Proposal: Planning application for a dropped kerb
Location: 11a Baines Road, Gainsborough

RESOLVED that Members had NO OBJECTIONS to the application.

- ix. Application Ref No.: 140498 (21/02/20, 28 days)
Proposal: Planning application for change of use from commercial to residential
Location: Portland House, 154 Trinity Street, Gainsborough

RESOLVED that Members had NO OBJECTIONS to the application.

5. **DECISION NOTICES** (Papers B, C & K)

- i. Application Ref No.: 140111
Proposal: Planning application for residential development of 135no. dwellings, comprising one and two storey dwellings and 2no. four storey apartment buildings, with associated amenity spaces and car parking.
Location: Land off Bowling Green Road Gainsborough

Members **NOTED** the decision noted.

- ii. Application Ref No.: 140242
Proposal: Planning application for removal of prefabricated double garage and construction of double garage with additional habitable space/games room above.
Location: 12 Ulster Road, Gainsborough

Members **NOTED** the decision noted.

- iii. Application Ref No.: 140455
Proposal: To change the use from Use Classes A2 and B1 to A2, B1 and D1
Location: Mercury House, Willoughton Drive, Gainsborough

Members **NOTED** the decision noted.

6. **STREET NAMING** (Paper D)

Members noted the Warren Wood Street Naming submission

- Warren Wood Boulevard
- Parkside Way
- Pinewood Drive
- Foxby Mews
- Woodfield Way
- Westfield Close
- Mercia Walk
- Plough Lane
- Great Oaks Avenue

Members were keen to explore street names relating to 'Local People of Importance'.

RESOLVED that Members research alternative names and I will report back to the next meeting.

7. TREE PRESERVATION ORDERS

None received.

8. HOUSING ZONE

No update received.

9. TRAFFIC REGULATION ORDER REQUEST (Papers E & F)

- i. Members considered a request from a business to support a request for a TPO on Thornton Street, Gainsborough.

RESOLVED to contact Councillor Key the local County Councillor advising the Town Council support the introduction a traffic regulation order of the introduction of double yellow lines to prevent parking restricting access to Thornton Street industrial estate by HGV's.

- ii. Members considered a request from a member of the public to support a request for a TPO on Thurlby Road, Gainsborough

RESOLVED to contact Councillor Boles the local County Councillor advising the Council support the introduction of a white line, an advisory line, alerting motorists to the presence of a driveway to prevent parking across property entrances.

10. LCC TRAFFIC REGULATION ORDERS (Papers G & H)

- i. FOXBY LANE

Members SUPPORTED the proposed Order to extend the existing 30mph on Foxby Lane by approximately 340 metres.

Note: Councillor Ward arrived at the meeting at 6.47pm

- ii. CASTLE WOOD ACADEMY

Members SUPPORTED the proposed Order to prohibit waiting on The Avenue, in the vicinity of Castle Wood Academy, the north of Dunster Road, and the junctions of Dunster Road / The Avenue and Marlow Road / The Avenue.

Members SUPPORTED the proposed reduction in speed limit from the existing 40mph to 30mph on The Avenue.

11. PLANNING TRAINING (Paper I)

Members considered attendance at WLDC Planning Training.

RESOLVED that Councillor Plastow attend the training on Wednesday 25 March. The Deputy Clerk is to request if the Council can increase their representation to two Members per session. If this is agreed, Councillor Lambie will join Councillor Plastow on 25 March 2020.

The remaining session will be discussed at future meetings.

Councillor Schofield expressed an interest in attending the 'Planning for Heritage' session in September.

12. DRAFT BASSETLAW LOCAL PLAN (Paper J)

Members considered the invitation to make representation on the Draft Bassetlaw Local Plan.

RESOLVED to respond advising of the need for an additional bridge across the River Trent at Gainsborough.

13. GAINSBOROUGH NEIGHBOURHOOD PLAN

- i. Council to note that as part of the Neighbourhood Plan process several matters have been raised by statutory consultees. The issues raised will require additional work from the consultant appointed by the Town Council to work with the steering group.*

Council to also note that currently the remaining budget set aside for the Neighbourhood Plan amounts to £4,035.87 (which includes £2,500 of grant funds). It is estimated however that the new work will lead to expenditure in the region of £9,000.

Council to further note that any unspent funds in the Neighbourhood Plan reserve at the end of the project could be returned to the General Fund Reserve.

RESOLVED TO RECOMMEND TO FULL COUNCIL to make a virement of £5,000 from the General Fund Reserve to the Neighbourhood Plan reserve.

- iii. The Committee NOTED the draft version of the Neighbourhood Plan has been updated following consultation.*

Members were invited to proofread and sense check the draft document and to raise any points of correction.

Meeting concluded at 7.11pm