

Gainsborough Town Council

Richmond House, Richmond Park, Morton Terrace

Gainsborough, Lincolnshire, DN21 2RJ

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PLANNING COMMITTEE MINUTES

Minutes of the Planning Committee meeting held on **Tuesday 21 January 2025** at **6:30pm** in the meeting room, Richmond House, Richmond Park, Morton Terrace, Gainsborough, DN21 2RJ.

Councillors Present: Councillor James Plastow (Chair)

Councillor Nicholas Coxon

Councillor David Dobbie

Councillor James Ward – arrived at the meeting at 7:29pm.

Councillor Michael Devine

Councillor Richard Doy

In Attendance:

Natasha Gardener

Assistant Clerk

PL25/175 Apologies for Absence

Apologies for absence were received from Councillors P Hooton, P Key, S Morley, L Muggridge & K Woolley.

PL25/176 Public Participation Period

No public was present.

PL25/177 Declarations of Interest

Councillor Plastow declared a personal interest in PL25/200 as he was approached by hill ward residents over the issue.

PL25/178 Dispensation Requests

No dispensation requests were received.

PL25/179 Items for Exclusion of Public and Press

No items for exclusion of public and press.

PL25/180 Minutes of the Previous Meeting (Paper A)

RESOLVED: that the minutes of the Planning Committee meeting held on Tuesday 17 December 2024 be approved as a as a true and accurate record and signed by the Chair.

Note: Councillor Devine abstained from voting on the above resolution

PL25/181 Planning Application

Application Ref No: WL/2024/01025 (received 12/12/24) any observations to make on the application, please make them by 13/01/2025

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 being variation of condition 10 of planning permission 140235 granted 27 January 2022 - change in design being variation of condition 1 and removal of conditions 7 & 10 of planning permission 147844 granted 14 May 2024 -amendment to design & elevations.

Location: The Lindsey Centre, 13 – 19 Market Place, Gainsborough

RESOLVED: to comment that they're sorry to see that one of the amendments doesn't include a Changing Places toilet.

PL25/182 Planning Application

Application Ref No: WL/2024/01032 (received 16/12/24) any observations to make on the application, please make them by 20/01/2025

Proposal: Planning application for external alterations to facilitate internal subdivision of unit.

Location: Unit 2B Marshalls Yard, Beaumont Street, Gainsborough

Note: Councillor Coxon left the room at 6:44pm.

Note: Councillor Coxon returned to the room at 6:46pm.

RESOLVED: to **NOTE** the application.

PL25/183 Planning Application

Application Ref No: WL/2025/00005 (received 03/01/25) any observations to make on the application, please make them by 03/02/2025

Proposal: Listed building consent to rebuild section of boundary wall being variation of conditions 2-8, 12, 13 and 15 of listed building consent 145568 granted 1 December 2022 re: adjustment to the extent of the wall for underpinning and rebuilding.

Location: Trinity Arts Centre, Trinity Street, Gainsborough

RESOLVED: to support the application.

Note: Councillor Dobbie abstained from voting on the above resolution.

PL25/184 Planning Application

Application Ref No: WL/2025/00013 (received 08/01/25) any observations to make on the application, please make them by 10/02/2025

Proposal: Planning application for erection of new substation to replace existing redundant substation.

Location: The Former Lindsey Centre, 13-19 Market Place, Gainsborough

RESOLVED: to support the application.

PL25/185 Decision Notice (Paper B)

Application Ref No: WL/2024/00292 GRANTED (delegated)

Proposal: Outline Application for up to 14no. dwellings with All Matters Reserved including Demolition of the Existing Public House within the Site.

Location: Gainsborough Park, Glentham Road, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/186 Decision Notice (Paper C)

Application Ref No: WL/2024/00982 GRANTED (delegated)

Proposal: Planning application for Façade works.

Location: 23-25 Market Place, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/187 Decision Notice (Paper D)

Application Ref No: WL/2024/00979 GRANTED (delegated)

Proposal: Advertisement consent for 5no. fascia signs.

Location: White Hart Hotel, 49 Lord Street, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/188 Decision Notice (Paper E)

Application Ref No: WL/2024/00941 GRANTED (delegated)

Proposal: Listed Building Consent for Replacement of non-original, dilapidated bay window to building façade.

Location: The Gainsborough Hotel, 49 Lord Street, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/189 Decision Notice (Paper F)

Application Ref No: WL/2024/00960 GRANTED (delegated)

Proposal: Planning Application to install roller shutter doors and windows.

Location: 376 The Fish Lodge, Ropery Road, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/190 Decision Notice (Paper G)

Application Ref No: WL/2024/00777 Prior Approval Not Required (delegated)

Proposal: Prior approval application for proposed change of use of commercial, business and service to 3no. dwellings.

Location: TUI, 23-25 Market Place, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/191 Decision Notice (Paper H)

Application Ref No: WL/2024/00817 GRANTED (delegated)

Proposal: Planning application for the erection of an Extra Care home (Class C2) containing up to 48no. apartments of mixed one and two bedroom apartments, with associated amenities, staff facilities, landscaping and parking being variation

of condition 4 of planning permission 144221 granted 5 October 2023 - amendment to design.

Location: Former Cedars Residential Home, Morton Terrace, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/192 Decision Notice (Paper I)

Application Ref No: WL/2024/00764 GRANTED (delegated)

Proposal: Listed building consent for 3no. dwellings and the conversion of the existing water tower into 1no. dwelling.

Location: Cox's Water Tower, Heapham Road, Gainsborough

RESOLVED: to take PL25/192 and PL25/193 together. To comment and note that one of the dwellings looks like it will be on the northern side, so the entrance will be past the brow of Cox's Hill. To note the Town Council has suggested a mirror on the far side, so traffic coming up the hill can see any traffic trying to exit from Cox's Hill.

PL25/193 Decision Notice (Paper J)

Application Ref No: WL/2024/00763 GRANTED (delegated)

Proposal: Planning application for 3no. dwellings and the conversion of the existing water tower into 1no. dwelling.

Location: Cox's Water Tower, Heapham Road, Gainsborough

See resolution above.

PL25/194 Decision Notice (Paper K)

Application Ref No: WL/2024/00897 GRANTED (delegated)

Proposal: Listed building consent for the creation of 3no. flats to the upper three storeys with internal modifications including the erection of timber stud partitions the addition of 2no. internal stair cases, 9no. skylights & the widening & replacement of the South West elevation access door being variation of condition 2 of listed building consent 148060 granted 28 May 2024- Alterations to approved plans.

Location: 16 Silver Street, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/195 Decision Notice (Paper L)

Application Ref No: WL/2024/00896 GRANTED (delegated)

Proposal: Planning application for the creation of 3no. flats to the upper three storeys with internal modifications including the erection of timber stud partitions the addition of 2no. internal stair cases, 9no. skylights & the widening & replacement of the South West elevation access door being variation of condition 2 of listed building consent 148060 granted 28 May 2024- Alterations to approved plans.

Location: 16 Silver Street, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/196 Decision Notice (Paper M)

Application Ref No: WL/2024/00111 GRANTED (delegated)

Proposal: Planning application to remove and replace portal frame building.
Location: Wilco Motosave Ltd, 2 Southolme, Gainsborough

RESOLVED: to NOTE the decision notice.

PL25/197 Street Naming Requests

No street naming requests were received.

PL25/198 Tree Preservation Orders

No tree preservation orders were received.

PL25/199 Traffic Regulation Order (Paper N)

Members considered consultation on proposed waiting restriction on Tooley Street.

RESOLVED: to support the proposed waiting restriction on Tooley Street and include the County Councillor for the area, Councillor Young, in the response.

PL25/200 Traffic Regulation Order (Paper O)

Members considered consultation on proposed waiting restriction on Park Springs Road & Pilgrims Approach.

RESOLVED: to support the proposed waiting restriction on Park Springs Road & Pilgrims Approach and include the County Councillor for the area, Councillor Boles, in the response.

PL25/201 Traffic Regulation Order (Paper O)

Members considered request from a member of the public regarding parking against their dropped kerb on Cromwell Street.

Note: Councillor Plastow left the room at 7:29pm.

Note: Councillor Plastow returned to the meeting at 7:29pm.

Note: Councillor Ward arrived at the meeting at 7:29pm.

RESOLVED: To advise the enquirer that double yellow lines wouldn't be possible for outside the dropped kerb only, consequently if longer double yellow lines extending further is required to please contact their County Councillor. To also advise that a single white line is an option in front of the dropped kerb – to please contact their County Councillor regarding this. In the meantime, report any concerns to the Police.

PL25/202 Items for Notification

- i. LCC motion regarding powers to request 20mph speed limit - information to be provided by Councillor Coxon.

The motion, submitted by the Independent Group at LCC, pertains to the implementation of 20 mph speed limits in certain areas. It is important to note that this proposal does not advocate for a blanket 20 mph limit across the entire county. Instead, it will focus on specific zones that will be identified by town and parish councils as suitable for this measure.

The next step in this process is for the motion to be reviewed by the Scrutiny Panel, which will conduct public engagement to gather further insights and opinions.

- ii. Baltic Mill update
- iii. DMMO Applications

Note: Councillor Dobbie marked the footpath on the Sweyn Way map.

Fencing removed which blocked the footpath, clearance has blocked the footpath. Councillor Doy mentioned that the DMMO deadline for 2036 is no longer in place.

- iv. Cross Street update

PL25/203 Time and Date of Next Meeting

RESOLVED: To **NOTE** the date and time of the next Planning Committee meeting is scheduled for Tuesday 18 February 2025 at 6:30pm.

The meeting closed at 7:50pm.

Signed as a true record of the Meeting: _____ Dated _____
Presiding chairman of approving meeting