

# Minutes

<b>Meeting name</b>	<b>Planning Committee</b>
<b>Date</b>	<b>Thursday, 17 August 2023</b>
<b>Start time</b>	<b>6.00 pm</b>
<b>Venue</b>	<b>Parkside, Station Approach, Burton Street, Melton Mowbray, Leicestershire, LE13 1GH</b>

## Present:

**Chair** Councillor A. Thwaites (Chair)

**Councillors**

J. Mason (Vice-Chair)	P. Allnatt
I. Atherton	P. Cumbers
C. Evans	M. Glancy
M. Gordon	L. Higgins
S. Atherton (Substitute)	

**Officers**

- Assistant Director for Planning
- Planning Development Manager
- Senior Solicitor (TP)
- Senior Planning Officer (AC)
- Senior Planning Officer (RR)
- Planning Officer (AC)
- Planning Officer (HW)
- Democratic Services Officer (HA)
- Democratic Services Officer (SE)

Minute No.	Minute
PL17	<p><b>Apologies for Absence</b> Apologies for absence were received from Councillors Browne and Pritchett. Councillor Siggy Atherton was appointed as substitute for Councillor Pritchett.</p>
PL18	<p><b>Minutes</b> <b>Minute PL5 - 22/00006/VAC - Field OS 6260 Canal Lane, Hose</b> Councillor Gordon requested that the following wording be added to the above minutes of the meeting held on 6 June 2023: 'The builder should have made simpler houses then he could have had some, not all, but some of the affordable housing.'  The minutes of the meeting held on 29 June 2023 were approved as a true record.</p>
PL19	<p><b>Declarations of Interest</b> <b>Minute PL22 – Application 23/00382/VAC – Former Poultry Farm Site, Sandy Lane, Melton Mowbray</b> The Chair, Councillor Thwaites, declared a personal interest in this application due to having an acquaintance related to the application. He advised that he would stand down as Chair for that item and the Vice Chair, Councillor Mason, would take the chair of the meeting for that application.</p>
PL20	<p><b>Schedule of Applications</b></p>
PL21	<p><b>Application 19/01360/FUL</b> <b>Application 19/01360/FUL - Wyndham Development Site, Kennelmore Road, Melton Mowbray</b> <b>(Development of 14 additional dwellings, part retrospective (in lieu of the previously approved retirement housing block under application 13/00522/FUL), together with the demolition and reinstatement of the existing boundary wall)</b></p> <p>The Planning Officer (HW) addressed the Committee and provided a summary of the application. The application was recommended for approval subject to conditions and a Section 106 Agreement.</p> <p>Pursuant to Chapter 2, Part 9, Paragraphs 2.8-2.28 of the Council's Constitution in relation to public speaking at Planning Committee, the Chair allowed the following to give a three minute presentation:</p> <ul style="list-style-type: none"> <li>• Tim Shattock, Agent, APB Commercial Property Consultants (Leicester)</li> </ul> <p>Councillor Allnatt moved the recommendations in the report with the addition 'to ensure the wall was rebuilt in materials and a style that were in-keeping with the history of the site, approval be in consultation with the Chair'. Councillor Glancy</p>

seconded.

## RESOLVED

That the application be **APPROVED** subject to :

**(1) the conditions set out in in the report;**

**(2) a completed Section 106 Agreement to secure contributions towards**

**(i) Education £29,695.56**

**(ii) Libraries £430**

**(iii) Healthcare £3,073.72**

**(iv) Off-site commuted sum to Affordable Housing £51,000**

**(3) to ensure the wall was rebuilt in materials and a style that were in-keeping with the history of the site, approval be in consultation with the Chair.**

(9 for, 1 against)

## REASONS

The reasons for approval are as outlined within the report.

PL22

### **Application 23/00382/VAC**

(The Chair, Councillor Thwaites, left the meeting and moved into the public gallery.)

(The Vice Chair, Councillor Mason, in the chair.)

### **Application 23/00382/VAC – Former Poultry Farm Site, Sandy Lane, Melton Mowbray**

**(Variation of Condition 1 (approved documents) of approval 20/00438/REM dated 15/04/2020 (Reserved matters of Layout, Scale, Appearance and Landscaping of 30 dwellings in association with outline approval 15/00537/OUT) to amend site layout due to requirement to relocate road to align with existing farmer's right of access. (Site Layout Plan 15/50/14H to be replaced with Site Layout Plan 15/50/14m, Landscape Master Plan EML SH 1100 01 Rev D to be replaced with EML SH 1100 01 - PL2 - Landscaping Master Plan 2046-101-P1 and Drainage Strategy to be replaced with 82046-101-P3))**

The Senior Planning Officer (RR) addressed the Committee and provided a summary of the application. The application was recommended for approval subject to conditions.

Pursuant to Chapter 2, Part 9, Paragraphs 2.8-2.28 of the Council's Constitution in relation to public speaking at Planning Committee, the Chair allowed the following to give a three minute presentation:

- Lee Harris, Agent, Springbourne Homes
- Councillor Robert Child, Ward Councillor

Councillor Allnatt moved the recommendation in the report and Councillor Ian Atherton seconded.

**RESOLVED**

**That the application be APPROVED subject to the conditions set out in the report.**

(6 for, 3 abstentions)

(Councillors Evans and Higgins requested that their abstentions be recorded.)

**REASONS**

The reasons for approval are as outlined within the report.

(Councillor Thwaites in the Chair.)

PL23

**Application 23/00409/NONMAT**

**Application 23/00409/NONMAT – Wagoners Lodge, 16 Main Street, Harby, LE14 4BN**

**(Non-Material amendment to 22/00419/FULHH - To relocate the current kitchen window position to the south west side of the property and brick up the current window area once new one is in position)**

The Planning Officer (AC) addressed the Committee and provided a summary of the application. The application was recommended for approval.

The applicant was a member of staff at Melton Borough Council. The constitution therefore required this application be determined by the Planning Committee.

There were no speakers on this application.

Councillor Higgins proposed the recommendation in the report and Councillor Siggy Atherton seconded.

**RESOLVED**

**That the non-material amendment be approved.**

(Unanimous)

**REASONS**

The reasons for approval are as outlined within the report.

PL24

**Urgent Business**

There was no urgent business.

The meeting closed at: 7.26 pm