

RAUNDS TOWN COUNCIL

PLANNING COMMITTEE

Minutes: 26 March 2020. Start Time 19:30

PRESENT: Cllr J Duff (Chair), Cllr R Levell, Cllr O Curtis

In Attendance:

Miss Kae Houlihan, Clerk to the Council

Miss J Coduri: Assistant to the Town Clerk (Minutes)

**638.19 To receive any apologies for absence.
RESOLVED to note the apologies**

**639.19 Notification of requests from members of the public to
address the meeting in compliance with adopted protocol**

NONE RECEIVED

640.19 Declarations of interest:

COUNCILLORS ARE REMINDED THAT IF THEY HAVE EITHER A
DISCLOSABLE PECUNIARY INTEREST OR OTHER INTEREST IN ANY
ITEM THEN THEY SHOULD DECLARE THE INTEREST AND LEAVE THE
MEETING FOR THAT ITEM

NONE RECEIVED

**641.19 Notification of members questions in compliance with the
council's standing orders.**

NONE RECEIVED

**642.19 Minutes: Confirm the minutes of the last meeting of the
Planning Committee held on 27 February 2020**

**RESOLVED that the minutes of the planning committee held
on 27 February 2020 be confirmed as a true record.**

643.19 Information from Aitchison Rafferty: verbal information from
Senior Planning Consultant, Mr Andrew Gray, regarding
application 20/0347/OUT.

Unfortunately, due to the current Covid-19 situation, Mr Rafferty
was unable to attend the meeting.

644.19 Planning applications received for consideration, if any:

[20/00347/OUT](#) | Outline: Residential development for up to 21 dwellings and access (with all matters reserved except Access) | Hillside Brick Kiln Road Raunds Wellingborough Northamptonshire NN9 6HY

Resolved that Raunds Town Council strongly object to the application due to:

a) The proposed increase in housing numbers contravenes the Neighbourhood Plan. Raunds has taken its share of housing and there is no requirement for additional dwellings to be allocated. Para 4.9 of the Neighbourhood Plan details this...

4.9 There have been planning permissions for 1,058 dwellings approved within Raunds in recent years. The emerging North Northamptonshire Core Strategy identifies a housing requirement for Raunds of 1,060 dwellings over the period 2011-2031. On this basis there is no need for the Raunds Neighbourhood Development Plan to identify additional land for housing.

b) over development of the site with very little visitor parking.

c) the development will significantly increase the volume of traffic and make the junction with Brick Kiln Road, that is noted to be very close to Kelmarsh Avenue, potentially dangerous.

“On plot tandem (in line) parking is inconvenient and is generally best avoided where possible as both spaces are rarely used. Tandem spaces should not be used in communal parking areas”.

d) the development will significantly increase the volume of traffic and make the junction with Brick Kiln Road, that is noted to be very close to Kelmarsh Avenue, potentially dangerous.

e) Raunds Town Council would like to see Highways comments and receive confirmation that the turning circle within the estate is adequate for refuse collection.

[20/00028/FUL](#) | Installation of a riding arena | M And M Stables Shelton Road Hargrave Northamptonshire NN9 6BL

Resolved that Raunds Town Council have no objection and support the business and rural enterprise.

[20/00262/TPO](#) | TPO 106 Horse chesnut T6 - to reduce length by 20% of West facing, lower, lateral branches | The Memorial High Street Raunds Northamptonshire

Resolved that Raunds Town Council have no objections and agree that only the specified maintenance work should be carried out on the trees; subject to the recommendation of the Tree Preservation Officer. Members would like to make sure that 3 Manor House Gardens and 1 Park Road are aware of the works that will take place.

[20/00284/FUL](#) | Demolish existing Entrance Porch, construct new Entrance Porch and Reception/Office Extension, replace existing timber external windows and doors with new polyester powder coated aluminium and replace existing timber fascias and soffits with new through coloured cement board | The **Saxon** Hall Thorpe Street Raunds Northamptonshire NN9 6LT

Resolved that Raunds Town Council have no objections

645.19 Planning appeals:
None Received

646.19 Planning permissions granted:

[19/01958/FUL](#) | A 7m wide x 15 m long covered car washing building with 3.2 m clear headroom | Raunds Town Football Club London Road Raunds Northamptonshire NN9 6EQ

[19/01760/FUL](#) | Retrospective application for a single storey rear extension | 17 Chelveston Road Raunds Wellingborough Northamptonshire NN9 6DA

[20/00159/AMD](#) | Non material amendment - to amend roof tiles pursuant to 18/02254/FUL allowed under appeal reference APP/G2815/D/19/3221758 Demolition of existing garage. Construction of new garage, with rooms above. Increase in ridge height to dwelling house to provide bedroom accommodation at first floor level, demolition of conservatory, replace with single storey side extension (resubmission of 18/01640/FUL) | 84 High Street Raunds Northamptonshire NN9 6HT

647.19 Planning permissions refused:

[19/01986/FUL](#) | Erection of a detached single storey dwelling with associated access to highway (resubmission of 19/01632/FUL) | 42 London Road Raunds Northamptonshire NN9 6EJ

[18/01109/FUL](#) | Full application for 10 dwellings, including access, parking, landscaping and associated infrastructure. | Land To The North East Side Of Midland Road Raunds Northamptonshire

648.19 Planning applications withdrawn:

None Received

649.19 Planning applications referred to planning management committee at ENC:

19/02003/ADV | Building mounted branded signage | Enterprise Centre Michael Way Raunds Northamptonshire (Meeting Date: 23/03/2020)

650.19 Amended planning application:

None Received

651.19 Items not requiring planning consent:

None Received

There being no further business the meeting closed at 7:51pm

Approved: (Town Mayor)

Meeting Date.....14th April 2020..... (Council)

Confirmed: (Chairman)

Meeting date:23rd April 2020..... (Committee)