

RAUNDS TOWN COUNCIL

PLANNING COMMITTEE

Minutes: 30 September 2021. Start Time 19:30

PRESENT: Cllr B Cross (Chair), Cllr S Hughes, Cllr R Beattie Cllr L Wilkes, Cllr M Levell and Cllr T Swailes

In Attendance:

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

Also in Attendance:

2 Members of Public.

282.21 To receive any apologies for absence.

Apologies were received from Cllr J Barklamb and Cllr K Harrison.

Resolved to note the apologies.

283.21 Notification of requests from members of the public to address the meeting in compliance with adopted protocol.

None Received

284.21 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

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

None Received

286.21 [Minutes:](#) Confirm the minutes of the last meeting of the Planning Committee held on 26 August 2021.

RESOLVED that the minutes of the meeting held on 26 August 2021 be confirmed as a true record.

287.21 Planning applications received for consideration, if any:

NE/21/01080/FUL | Change of use to include green space within residential curtilage; 2 storey side extension and removal of existing garage | 6 Saxon Way Raunds Wellingborough Northamptonshire NN9 6PE

Cllr Wilkes abstained from the vote.

RESOLVED that Raunds Town Council object to the application on the grounds of over development of the site.

The development extends beyond the boundary of the property and will encroach onto the adjacent amenity space. Clarification would be required to prove consent has been permitted for his amenity space to be used in association with the property.

NE/21/01316/TPO/ | T1 - Beech - Fell due to advanced die back and stem decay T2 - Lime - Reduce height by approximately 25% (3-4m) to reduce excessive shading T3 - Pine - Target weight reduce branches extending over neighbouring conservatory to reduce risk of future failure and excessive shading to neighbouring property. | Oakley House 34 Stanwick Road Raunds Northamptonshire NN9 6DG

RESOLVED that Raunds Town Council agree that only the specified maintenance work should be carried out on the trees and request that the TPO Officer at East Northamptonshire Council reviews the application.

NE/21/01272/FUL | Construction of garage and annex ancillary to main dwelling | Napleton Lodge Station Road Raunds Wellingborough Northamptonshire NN9 6BX

Cllr Wilkes abstained from the vote.

RESOLVED that Raunds Town Council object to this application. The Council support Head of Transport, Highways and Infrastructure comments and require suitable assurances are applied and given.

NE/21/01332/FUL | Erection of semi-permanent canopy across a number of existing dock doors, on the Northern elevation | 80 Scalley Way Raunds Northamptonshire NN9 6RJ – *Howdens Joinery*

RESOLVED that Raunds Town Council have no objections.

NE/21/01386/FUL | Single storey rear extension; garage conversion and relocation of front door and replacement of existing windows/doors with grey equivalents | 2 Welland Close Raunds Wellingborough Northamptonshire NN9 6SQ

RESOLVED that Raunds Town Council have no objections.

NE/21/01134/FUL | Conversion of garage to habitable room ancillary to existing dwelling | 33 Kelmarsh Avenue Raunds Northamptonshire NN9 6UQ – *To reconsider the previous comments submitted.*

Cllr Wilkes abstained from the vote.

Members reviewed the application and email sent from NNC. Following discussion, it was...

RESOLVED that Raunds Town Council object to the application on the grounds of over development of the site.

The development reduces parking allocation and therefore clarification would be required to demonstrate that the quantity of parking spaces per number of bedrooms and their dimensions are in accordance with the NCC Parking Standard, September 2016.

This application will breach a condition on the development to change the use of a garage to a habitable room, this condition must be upheld.

288.21 Planning appeals:

20/00960/FUL | Erection of four employment units (Use Class B1(c)/B2/B8) with ancillary offices, including new vehicular and pedestrian access, HGV and car parking, internal access roads, servicing, external lighting, landscaping, infrastructure and associated works | West End Land North Of Brick Kiln Road Raunds Northamptonshire – *Receive an update of progress with contacting the MP, Highways Minister and NNC Executive for Highways*

Members were informed that the office had written to the MP, Highways Minister and North Northants Executive for Highways.

It was requested to contact the Border Park residents and to ask them to also contact the MP.

RESOLVED to note the planning applications taken to appeal and action taken to date.

289.21 Planning permissions granted:

NE/21/00942/FUL | Demolition of an existing conservatory and a ground floor rear extension to incorporate a lounge / dining area with a utility space & shower room. | 7 Palm Road Rushden Northamptonshire NN10 6AS – *Raunds Town Council had no objections*

NE/21/00962/FUL | Demolition of an existing conservatory and the erection of a single storey side and rear extension with a pitched roof and 2 velux rooflights with internal alterations | 7 De Ferneus Drive Raunds Wellingborough Northamptonshire NN9 6SU – *Raunds Town Council had no objections*

NE/21/00687/FUL | Demolition of existing dwelling and construction of new dwelling | Napleton Lodge Station Road Raunds Wellingborough Northamptonshire NN9 6BX – *Raunds Town Council had no objections*

NE/21/00123/FUL | Erection of bungalow and garage | 19 North Street
Raunds Wellingborough Northamptonshire NN9 6HX – *Raunds Town Council objected to this application.*

RESOLVED to note the planning applications granted.

290.21 Planning permissions refused:

None Received

291.21 Planning applications withdrawn:

None Received

292.21 Planning applications referred to planning management committee at NNC:

None Received

293.21 Amended planning application:

None Received

294.21 Items not requiring planning consent:

None Received

There being no further business the meeting closed at 8:11pm

Approved: (Town Mayor)

Meeting Date.....12 October 2021..... (Council)

Confirmed: (Chairman)

Meeting date: 28 October 2021..... (Committee)