

ACTION SHEET PLANNING DELEGATION PANEL 2nd May 2014

2014/0257TPO

Pendlewood Newstead Abbey Park Nottingham Road

T1 & T2 Scottish Pine, T3 Beech, T4 Silver Birch - Remove all trees and replant 2 x replacement trees (letter rec'd 16th April 2014 advising of amendment to works to T4 - reduction of crown height by 6m)

The proposed works to trees T1, T2 & T3 are acceptable, but insufficient information has been provided to determine whether the proposed works to T4 are acceptable.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified of decision.

SS

2014/0275TPO

South Lodge Mansfield Road Arnold

Works to trees as per schedule

Insufficient information has been provided to determine whether the proposed works to trees are acceptable.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0303

38 Rolleston Drive Arnold Nottingham

Construction of a pair of two bed maisonettes on land to the side of 38 Rolleston Avenue

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0320

46 Longdale Lane Ravenshead Nottinghamshire

Front and rear extensions, new raised dormered roof, new front boundary wall and gates
(Revised plans rec'd 23.04.14 showing balcony in Bedroom 4 amended to Juliet balcony)

Application withdrawn from agenda.

2014/0382

16 Crookdole Lane Calverton Nottinghamshire

Extensions and alterations to existing buildings to create childrens day nursery.

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified of decision.

SS

2014/0329

23 Knighton Road Woodthorpe Nottinghamshire

Two storey rear and single storey side extension

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

NM

2nd May 2014

ACTION SHEET PLANNING DELEGATION PANEL 9th May 2014

2013/1417

R & R Supply Co 7 Chandos Street Netherfield

Application for change of use and conversion of 7 & 7a Chandos Street to residential use (C3)

The proposed development would have no adverse impact on the amenity of neighbouring properties or in relation to highway safety

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0234

21 Blenheim Avenue Mapperley Nottinghamshire

Proposed dwelling with garage omitted (Revised Plans and Design and Access Statement)

The proposed development was brought back to panel because additional highway comments had been received in relation to the width of the proposed driveway. Through the provision of a condition requiring that a minimum drive width be retained, it is considered that parking issues can be adequately addressed.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0306

Catfoot Squash Club Catfoot Lane Lambley

Demolition of existing squash club and workshop and construction of new 4 bedroom dwelling and domestic curtilage.

The proposed development raises policy design issues.

The Panel recommended that the application be determined by Planning Committee

2014/0334

Site of Former 127 Burton Road Carlton

Construct new building consisting 4No 2bed and 2No 1 bed flats

The proposed development would have some impact on the street scene however when considered in relation to the previous scheme, the proposal is considered acceptable. The imposition of a condition to ensure that the car parking spaces remain unallocated which is in accordance with the Council's Supplementary Planning Document car parking issues can be addressed.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0324

105A Surgeys Lane Arnold Nottingham

Single storey front extension

The proposed development was withdrawn from Panel due to further consideration being required.

2014/0330

14 Bank Hill Woodborough Nottingham

First floor extension above existing bedrooms extension to the rear of the property internal replanning

The proposed development would have no significant adverse impact on the residential amenity of neighbouring properties. Neither would the proposal affect the character or appearance of the Conservation Area at this location. Given previous extensions to the property (which limit the ability to extend the property further), the size and character of the plot and its location with the village boundary of Woodborough it is considered unreasonable to remove the normal permitted development rights in relation to this property.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0331

204 Oakdale Road Carlton Nottingham

Proposed two storey extension to side and rear of property including internal alterations previous approval for similar scheme ref: 2013/1359 roof design altered from this previous approval

Revised plans have been submitted which alter the roof to a half hip, this improves the relationship of the two storey side extension with the neighbouring property and also the impact on the street scene. The proposed alteration therefore has limited impact on the surrounding area and is considered to be acceptable.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0348

68 Sandford Road Mapperley Nottinghamshire

Proposed rear extension and replacement garage (to include outside toilet) Re-submission of 2013/0882

The proposal requires some further consideration in relation to its impact on the street scene.

JC 12th May 2014

ACTION SHEET PLANNING DELEGATION PANEL 16th May 2014

2014/0040

The Bungalow Newstead Abbey Park Nottingham Road

Demolish dilapidated bungalow and construct new two bedroom bungalow and free standing garage

The proposed development would have no undue impact on the openness of the Green Belt, highway safety or the residential amenity of nearby properties.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0138

5 Knighton Road Woodthorpe Nottingham

Rear Ground Floor Extension

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued.

SS

2014/0320

46 Longdale Lane Ravenshead Nottinghamshire

Front and rear extensions, new raised dormered roof, new front boundary wall and gates (Revised plans rec'd 23.04.14 showing balcony in Bedroom 4 amended to Juliet balcony)

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued.

Parish to be notified by standard letter following issue of decision.

SS

2014/0347

47 Haddon Road Ravenshead Nottinghamshire

Two storey side extension, porch extension, rear single storey extension

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued.

Parish to be notified by standard letter following issue of decision.

SS

2014/0348

68 Sandford Road Mapperley Nottinghamshire

Proposed rear extension and replacement garage (to include outside toilet) Re-submission of 2013/0882

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued.

SS

2014/0355

30 Church Street Lambley Nottingham

Replace existing ageing glass conservatory with new structure of same size on same site, primary difference is roof construct which is to be on clad in red pantile rather than glass

The proposed development would have no undue impact on the residential amenity of adjacent properties or the character and appearance of the site.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0415

Bank Hill House Bank Hill Woodborough

Proposed replacement dwelling and new field access within the site.

The proposed development is located within a prominent position within the Green Belt & is a departure from the Development Plan.

The Panel recommended that the application be determined by the Planning Committee.

2014/0368

Land Adjacent Ramsdale Cottages Oxton Road Calverton

Construct new stable building, change of use of land for horticultural manege purposes, and retain duck pond.

The proposed development would have no undue impact on the openness of the Green Belt, highway safety or the residential amenity of nearby properties.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0419

76 Main Street Burton Joyce Nottinghamshire

Two storey side extension and single storey rear extension and ancillary garage

Subject to the resolution of the outstanding highway & residential amenity issues, the proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0425TPO

22 Plains Farm Close Arnold Nottinghamshire

Felling of No1 Horse Chestnut Tree

Application withdrawn from agenda.

NM

16th May 2014

ACTION SHEET PLANNING DELEGATION PANEL 23rd May 2014

2014/0361

263 Main Road Ravenshead Nottinghamshire

Garden Store and metal railings on existing boundary wall

The proposed development would have an adverse impact on the openness of the Green Belt at this location and would affect the appearance and character of the street scene.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0310

1 Barn Farm Cottages Nottingham Road Lambley

Proposed change of use from agricultural to the keeping of horses and stable block

Due to the location of the field adjacent to the owners house and the character and appearance of the field, the proposed development would have no adverse impact on the openness of the Green Belt and would not harm the purposes of the greenbelt at this location. The size of the stable block is considered to be appropriate in scale and therefore is not considered to be inappropriate development within the Green Belt.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0501

159 Moor Road Papplewick Nottinghamshire

Ground Floor Rear Extension

The application was withdrawn from Panel given clarification that the outbuildings attached to the house were original and that the extension fell within the tolerances permitted by Policy ENV28 of the Replacement Local Plan.

2014/0390

21 Ethel Avenue Mapperley Nottinghamshire

Demolition of property and erection of 4 no. 4 Bedroom Detached Dwellings

The proposed development would raise highway issues, would compromise the ability to retain trees subject to a Tree Preservation Order and the layout of the proposed development would cause overlooking from one the proposed properties to another property proposed as part of the development.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0342

50 Digby Avenue Nottingham NG3 6DU

Internal and external alterations including replacement of roof to rear 1 storey portion of house

The proposed development would have no adverse impact on the amenity of neighbouring properties.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0397

Hollinwood House Hollinwood Lane Calverton

Conversion of outbuildings into cattery and residential annex.

The proposed development would not be inappropriate development within the Green Belt as it would re-use existing buildings that are of a substantial nature. The proposed extension to the annex is considered to be acceptable in scale and form.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0504

3 Chernside Ravenshead Nottinghamshire

Single storey extension to side of bungalow to create bedrooms and shower room

The proposed development would not cause significant impacts on the residential amenity of neighbouring properties or affect the appearance or character of the area to warrant refusal of the application.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0505

20A Baker Avenue Arnold Nottinghamshire

Ground floor and first floor extensions increase in ridge height form rooms in roof space

The proposed development by reason of its height would appear bulky and out of keeping with the surrounding area.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0428

1 Woodend Drive Ravenshead Nottingham

Construction of a detached dwelling & garage with demolition of existing garage to rear and alterations to existing dwelling to form integral garage

The proposed development would appear as over intensive development within the street scene given the character and form of development in the surrounding area.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

JC 23rd May 2014

ACTION SHEET PLANNING DELEGATION PANEL 30th May 2014

2012/0716

Land At 71 - 73 Crookdole Lane Calverton Nottinghamshire
Erect one detached dwelling.

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0369

51 Russet Avenue Carlton Nottinghamshire
8ft x 10ft storage container on driveway.

The proposed development would have a detrimental impact on the appearance of the site, the wider streetscene & highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0373

36 Elmhurst Avenue Mapperley Nottinghamshire
Two storey side extension& single storey rear extension.

The proposed development would have no undue impact on the residential amenity of adjacent properties or the character and appearance of the site, but would impact on highway safety due to inadequate off-street parking provision.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued.

SS

2014/0507

Land Adjacent The Lambley Main Street Lambley
Proposed infill dwelling and garage

The proposed development would have no undue impact on the Lambley Conservation Area, the appearance of the site, the residential amenity of adjacent properties or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0508

26 Seely Avenue Calverton Nottinghamshire
Demolish existing single storey flat roofed side extension erect new two storey doubled pitched side extension with integral garage.

The proposed development would have no undue impact on the residential amenity of adjacent properties, the character and appearance of the site or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0513

8 Regina Crescent Ravenshead Nottinghamshire
Erection of house and demolition of bungalow.

The proposed development would have no undue impact on the Ravenshead Special Character Area, the appearance of the site, the residential amenity of adjacent properties or highway safety.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

Parish to be notified by standard letter following issue of decision.

SS

2014/0534

Site Off Coppice Road Arnold Nottinghamshire

Erection of convenience store with associated car parking and service yard

Application withdrawn from agenda.

NM

30th May 2014

ACTION SHEET PLANNING DELEGATION PANEL 6th June 2014

2014/0062

1 Southdale Drive Carlton Nottinghamshire

Erect 3 storey extension, additional stairs 1st and 2nd floor and erect brick piers

The proposed development would have no adverse impact on the privacy of neighbouring properties.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0220

31 Broadway East Carlton Nottingham

Creating a balcony under the existing dormer windows at the back of the property.

The proposed development would have no adverse impact on the privacy of neighbouring properties.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0359

47 Mount Pleasant Carlton Nottingham

Proposed demolition of existing dwelling and the proposed development of 4 No. 3 bedroomed semi detached houses and associated parking.

The proposed development would have no adverse impact on highway safety, or cause any adverse impacts on the appearance and character of the area or on the residential amenity of neighbouring properties.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

SS

2014/0534

Site Off Coppice Road Arnold Nottinghamshire

Erection of convenience store with associated car parking and service yard

The proposed development would raise planning policy issues in relation to design and retail policy.

The Panel recommended that the application be determined by Planning Committee

2014/0435

36 Lascelles Avenue Gedling Nottingham

Proposed Side & Rear Extension

The proposed development would have an adverse impact on the appearance of the property and the street scene.

The Panel recommended that the application be determined under delegated authority.

Decision to be issued following completion of paperwork.

2014/0518

184 Oakdale Road Carlton Nottinghamshire

Retain decking, replace wall and fence at the front of property.

Consideration to be given to the need for screening and re-presented to Panel

JC 6th June 2014