

ACTION SHEET PLANNING DELEGATION PANEL 9th May 2025

2024/0913

43 Ravenswood Road Arnold Nottinghamshire

Conversion of existing garage, utility and store into a one bedroom dwelling

The proposed development would result in a dwelling on a modest plot at odds with the established character of the area.

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

Decision to refuse planning permission

2025/0044

22 Clarborough Drive Arnold Nottinghamshire

Rear single storey extension with a side extension for a porch.

The proposed development would not have an unacceptable impact on the amenity of neighbouring occupiers, the visual amenity of the area or highway safety.

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

Decision to grant planning permission

2025/0045

134 Valeside Gardens Colwick Nottinghamshire

Two storey rear extension including demolition of existing conservatory

The proposed development would not have an unacceptable impact on the amenity of neighbouring occupiers, the visual amenity of the area or highway safety.

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

Decision to grant planning permission.

2025/0157TPO

36 Nottingham Road Ravenshead Nottinghamshire

Remove T1 (oak), T2 (holly), T4 (conifer), T5 (poplar), T6 (oak), T7 (pine), T8 (pine), T10 (larch). Crown lift T3 (beech) and remove limb of T9 (pine)

The removal of T6 (oak), T7 (pine) and T8 (pine) have not been sufficiently justified in that no evidence has been submitted to indicate that they are arboriculturally weak or defective (T6, T7 and T8) or causing harm to the host dwelling (T6).

Works to trees 1-5, 9 and 10 are acceptable and would not have an adverse effect on visual amenity.

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

Decision to issue a split decision. Refuse consent for works to T6, 7 and 8. Grant consent for works to T1-5, 9 and 10.

2025/0178

54 Northcliffe Avenue Mapperley Nottinghamshire

Alteration to remove existing unsafe steps and provide raised terrace and new safe stairwell to patio level. Alteration of window to glazed door. Construction of new screening along fence line.

The proposed development would not have an unacceptable impact on the amenity of neighbouring occupiers, the visual amenity of the area or highway safety.

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

Decision to grant planning permission.

2025/0211

289 Oakdale Road Carlton Nottinghamshire

Hip to gable second floor conversion with dormer

The proposed dormer by reason of its design and scale would represent an incongruous feature that would have a significant detrimental impact on the character and appearance of the area and the host dwelling itself.

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

Decision to refuse planning permission.

9th May 2025

**Cllr Roy Allan
Cllr David Ellis
Cllr Lynda Pearson**

**Nigel Bryan – Development Manager
Claire Turton – Principal Planning Officer**