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DONCASTER METROPOLITAN BOROUGH COUNCIL

PLANNING COMMITTEE

TUESDAY, 30TH MAY, 2017

A MEETING of the PLANNING COMMITTEE was held at the COUNCIL CHAMBER - CIVIC OFFICE on TUESDAY, 30TH MAY, 2017, at 2.00 pm.

PRESENT:

Vice-Chair - Councillor Iris Beech (In the Chair)

Councillors Duncan Anderson, Mick Cooper, Susan Durant, John Healy, Eva Hughes, Sue McGuinness, Andy Pickering, Tina Reid and Jonathan Wood.

APOLOGIES:

Apologies for absence were received from Councillors John McHale.

1 DECLARATIONS OF INTEREST, IF ANY

In accordance with the Members Code of Conduct, Councillor Mick Cooper declared an Interest in Application No. 17/00661/FUL, Agenda Item 5(4) and left the Chamber during consideration thereof.

2 MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 25th APRIL, 2017

RESOLVED that the minutes of the meeting held on 25th April, 2017, be approved as a correct record and signed by the Chair.

3 SCHEDULE OF APPLICATIONS

RESOLVED that upon the consideration of a Schedule of Planning and Other Applications received, together with the recommendations in respect thereof, the recommendations be approved in accordance with Schedule and marked Appendix 'A'.

4 APPEAL DECISIONS

RESOLVED that the following decisions of the Secretary of State and/or his inspector, in respect of the under-mentioned Planning Appeals against the decision of the Council, be noted:-

Application No.	Application Description & Location	Appeal Decision
15/02848/LBC	Listed building consent in connection with formation of rooftop terrace to create first floor bar area, alterations including the installation of external staircase,	Appeal Dismissed 20/04/2017

	including demolition works within a conservation area and retrospective application for retention of outdoor seating area to the front at 52 High Street, Bawtry, Doncaster, DN10 6JA	
15/02847/FUL	Formation of rooftop terrace to create first floor bar area, alterations including the installation of external staircase, including demolition works within a conservation area and retrospective application for retention of outdoor seating area to the front at 52 High Street, Bawtry, Doncaster, DN10 6JA	Appeal Dismissed 20/04/2017

5 EXCLUSION OF THE PUBLIC AND PRESS

RESOLVED that the public and press be excluded from the remaining proceedings of the meeting, in accordance with Section 100(A)(4) of the Local Government Act 1972, as amended, on the grounds that exempt information as defined in Paragraph 6 of Schedule 12A to the Act, is likely to be disclosed.

6 ENFORCEMENT CASES RECEIVED AND CLOSED FOR THE PERIOD OF 10TH APRIL TO 13TH MAY, 2017. (EXCLUSION PARAGRAPH 6)

The Committee considered a report which detailed all Planning Enforcement complaints and cases received, and closed during the period 10th April to 13th May, 2017.

In response to Councillor Jonathan Wood seeking further clarification with regard Enforcement Cases 16/00337/M and 16/00336/M, the Head of Planning, Richard Purcell, undertook to provide Councillor Wood with a written response outlining the specific details of both cases.

In response to Councillor Eva Hughes seeking further clarification with regard Enforcement Case 16/00485/M, the Head of Planning undertook to provide Councillor Hughes with a written response outlining the specific details of the case.

In response to Councillor John Healy seeking further clarification with regard Enforcement Cases 17/00157/M and 17/00156/M, the Head of Planning undertook to provide Councillor Healy with a progress report outlining the specific details of both cases and in particular, what action was going to be undertaken by the Local Authority to resolve the issues.

In response to Councillor Jonathan Wood seeking further information regarding the Drainage Scheme on the site in respect of Enforcement Case 17/00182/M,

the Head of Planning undertook to provide Councillor Wood with the information he had requested.

RESOLVED that all Planning Enforcement Cases received and closed for the period 10th April to 13th May, 2017, be noted.

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Minute Item 3.

DONCASTER METROPOLITAN BOROUGH COUNCIL

PLANNING COMMITTEE – 30th May, 2017

Application	1		
Application Number:	16/02386/COUM	Application Expiry Date:	Extension of time requested until 23 rd June 2017
Application Type:	Minor application		
Proposal Description:	Temporary change of use from former factory and factory outlet to HGV parking for a period of 18 months (Retrospective)		
At:	Bankwood Lane, Rossington, Doncaster, DN11 0PS		
For:	Attero Recycling Ltd - FAO Mr D Colakovic		
Third Party Reps:	26 Representations	Parish:	Rossington
		Ward:	Rossington & Bawtry

A proposal was made to defer consideration of the application for a Site Visit to assess the impacts of the proposed development upon the character of the surrounding area and to neighbouring properties.

Proposed by: **Councillor John Healy**

Seconded by: **Councillor Sue McGuinness**

For: 6 Against: 4 Abstain: 0

Decision: Defer for a Site Visit to assess the impacts of the proposed development upon the character of the surrounding area and to neighbouring properties.

In accordance with Planning Guidance, 'Having Your Say at Planning Committee', Mrs. Caroline Flint and Local Ward Councillors John Cooke and Rachael Blake, spoke in opposition to the application for the duration of up to 5 minutes each.

(The receipt of an additional Consultation response from the Highway Officer and the addition of a further Condition and three Informatives, were reported at the meeting).

Application	2
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Application Number:	16/01811/FUL	Application Expiry Date:	Extended to 14 th April 2017
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Application Type:	Full application
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Proposal Description:	1. Change of use of land from B2 (General Industry) to a Material Recycling Area (Sui Generis) 2. Installation of 6m Perimeter Fencing with netting. 3. Provision of a building to enclose steel can operation (Amended plans)
At:	Land North of Bankwood Lane, Rossington, Doncaster, DN11 0PS

For:	Morris Metal - FAO Mr Tom Morris
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Third Party Reps:	5 objections	Parish:	Rossington
		Ward:	Rossington & Bawtry

A proposal was made to defer consideration of the application for a Site Visit to assess the impacts of the proposed development upon the character of the surrounding area and to neighbouring properties, to see onsite processes and to allow the Council's Environment Health Officers to consider and report on the latest action by the Environment Agency as per the Environment Agency's letter dated 25th May, 2017.

Proposed by: **Councillor John Healy**

Seconded by: **Councillor Susan Durant**

For: 9 Against: 0 Abstain: 0

Decision: Defer for a Site Visit to assess the site to assess the impacts of the proposed development upon the character of the surrounding area and to neighbouring properties, to see onsite processes and to allow the Council's Environment Health Officers to consider and report on the latest action by the Environment Agency as per the Environment Agency's letter dated 25th May, 2017.

In accordance with Planning Guidance, 'Having Your Say at Planning Committee', Mrs. Caroline Flint and Local Ward Councillors John Cooke and

Rachael Blake, spoke in opposition to the application for the duration of up to 5 minutes each.

(The receipt of additional representations from Mrs. Caroline Flint were reported at the meeting).

Application	3
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Application Number:	13/02403/FUL	Application Expiry Date:	29th January 2014
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Application Type:	Full Application
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Proposal Description:	Erection of wind turbine (77m high to tip) and associated access track, hardstanding, substation, temporary meteorological mast and infrastructure.
At:	Land to East of Edlington Wood, Wood Lane, White Cross Lane Wadworth

For:	Energy Prospects Co-operative
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Third Party Reps:	26	Parish:	Wadworth Parish Council
		Ward:	(Historic) Torne Valley

A proposal was made to grant the application.

Proposed by: **Councillor Eva Hughes**

Seconded by: **Councillor Iris Beech**

For: 8 Against: 1 Abstain: 0

Decision: Planning permission granted subject to the amendment of the following Condition:-

- Noise from the operation of the proposed turbine, when measured at the curtilage of the nearest noise sensitive dwelling (the curtilage not exceeding 10m from the dwelling house), shall not exceed an LA90, 10 min of 35 dB(A), up to wind speeds of 10m/s at 10m height. The 35 dB(A) noise limit shall apply to the measured/predicted noise level including any tonal penalty assessed in accordance with the ETSU-R-97 "The Assessment and rating of Noise from Wind Farms" methodology.**

REASON:

To ensure that the development does not prejudice the local amenity.

In accordance with Planning Guidance 'Having Your Say at Planning Committee', Mr. Paul Rea, on behalf of the Applicant's, spoke in support of the application for the duration of up to 5 minutes.

(The receipt of an amended Condition was reported at the meeting).

Application	4		
Application Number:	17/00661/FUL	Application Expiry Date:	9th May 2017
Application Type:	Full Application		
Proposal Description:	Erection of 4 bedroom detached house with attached garage		
At:	10 Spring Lane, Sprotbrough, Doncaster, DN5 7QG		
For:	Mr Matthew Sylvester		
Third Party Reps:	8	Parish:	Sprotbrough & Cusworth Parish Council
		Ward:	Sprotbrough

A proposal was made to grant the application.

Proposed by: **Councillor Jonathan Wood**

Seconded by: **Councillor John Healy**

For: 7 Against: 1 Abstain: 0

Decision: Planning permission granted

In accordance with Planning Guidance, 'Having Your Say at Planning Committee', Mr. Brown spoke in opposition to the application for the duration of up to 5 minutes and provided all Elected Members in the Chamber with a document to accompany his presentation.

In accordance with Planning Guidance 'Having Your Say at Planning Committee', Mr. Saxton, the Agent, spoke in support of the application for the duration of up to 5 minutes.

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