

EARL SHILTON TOWN COUNCIL
MINUTES OF A PLANNING COMMITTEE MEETING

Held at 7.00 p.m. on
Tuesday 08 October 2019
At *The Stute*, Station Rd., *Earl Shilton, LE9 7GA*.

MEMBERS PRESENT: Town Councillors: R Allen, Chairman, Mrs C Coe, Deputy Chairman, Mrs C Allen, Ms V Duplock, and B Granger.
In attendance: Mr ME Jackson, Town Clerk.
Members of the public: Nil

- 19/025** Cttee Chairman's welcome and opening remarks.
Noted and received.
- 19/026** To receive apologies for member absence. **None – full member attendance.**
- 19/027** Declarations of interests. To receive disclosures of member's interests, i.e. the existence and the nature of those interests in respect of items on this agenda.
None.
- 19/028** To receive and approve as a true record the minutes of the Planning Cttee meeting held on 10 September 2019.
Resolved: to accept as a true record, the minutes of the meeting of the 10 September 2019 as tabled and circulated to members prior to the meeting.
- 19/029** Planning applications/correspondence received as a Town Council 'consultee' from HBBC, adjacent Districts and or LCC as Local or County Planning Authorities respectively or relevant source, for the following:
- a. 19/01050/OUT – 223 Station Rd – 1 new dwelling, outline only.
No material Consultee Comments; however it was pleasing to see that adverse comments made previously by the Town Council had been noted and acted on by both the Borough Council as Local Planning Authority (LPA) and the owner/developer. In short, one dwelling is in keeping with the linear development of the area but two on this site would not be. See minute 19/029 d. i) below.
- b. 19/01023/ADV – Nisa Shop - ATM illumination.
No material Consultee Comments; for this retrospective application which members already consider is now part of a vibrant and welcome retail outlet in this part of the Town.
- c. 18/00987/OUT – King William 1, The Hollow – Erection of 17 flats.
Consultee Comments; the Town Council Object to this development as this latest revision of the application stands for submission to the LPA. The primary reason is HBBC/LPA policy **DM10**, i.e. loss of amenity to adjacent properties and or the safety of residents. The ingress and egress of at least **28** flat dwellers, (if not more) in motor vehicles over a busy footway into a narrow highway immediately conjugated with a key town centre T-junction which is subjected to 2

sets of complex traffic light systems that have already been altered because of pedestrian safety hazards. Take into account too, the transient and well used parking spaces directly opposite the site entrance.

Additionally there is the question of refuse collection. Specifically, can a large LPA refuse and recycling lorry enter what is a private site? If not, the prospect of such a lorry stationary on the highway possibly blocking the footway also at the T-junction lights whilst dozens of wheeled bins are fed into the back of the vehicle is an unacceptable prospect.

The applicant's professional '*Transport Statement*' remains a tardy piece of work and unfit for purpose, viz.; *The Hollow* is not a dual carriageway in common parlance plus the longstanding speed limit is 20 mph with speed tables and for good reason.

At the very least LCC Highways should look again at this application especially researching the most recent safety works to *The Hollow* highway and crossings brought about by the lobbying of the Division Member CC Cllr Mrs Janice Richards.

d. *Relevant late applications/correspondence received since this agenda was set.*

- i) 19/00607/FUL – Land West of Breach Lane – erection 3 dwellings.
No material Consultee Comments.
- ii) 19/01097/HOU – 95 Cedar Rd. – single storey rear extension.
No material Consultee Comments.
- iii) 19/1075/HED (Blaby DC) – Elms Farm – removal of 4 hedgerows.
ESTC object in support of Thurlaston Village and Parish Council.

Confidential Items – in accordance with the Public Bodies (Admissions to Meetings) Act 1960, the press and public will be excluded from the agenda items below by reason of the confidential nature of the business to be discussed and will be requested to withdraw. Members will resolve to go into Private Session.

Not applicable – items 19/030 a. & b. deferred completely to subsequent Full Council.

19/030 *Possible updates from the Chairman regarding the:*

- a. *The Premises project.*
 - b. *The Dalebrook Farm (DBF) Gypsy, Romany & Traveller (GRT) development.*
 - c. *Late relevant confidential items received since this agenda was set.*
- None.**

End of Private Session

The Chairman closed the meeting at 7.16 p.m. thanking members for their attendance and contributions.

Chairman's Initials/Signature 