

EARL SHILTON TOWN COUNCIL
MINUTES OF A PLANNING COMMITTEE MEETING

Held at 10.30 a.m. on
Tuesday 29 August 2018
At *The Stute*, Station Rd., *Earl Shilton, LE9 7NE*.

MEMBERS PRESENT: Councillors: Mrs C Coe, Chairman, P Statham,
M Tebbett, Ms A Williams,

In attendance: Mr ME Jackson, Town Clerk.
Members of the public: Nil.

18/018 *Chairman's welcome and opening remarks.*
Noted and received.

18/019 *To receive apologies for member absence.*

Apologies were received by the Town Clerk in advance of the meeting from Cllrs Hardy and Lapsley.

Resolved: to accept these apologies for absence for the reasons recorded by the Town Clerk.

18/020 *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. Two non-pecuniary interests were declared by two cllrs who were allowed to remain in the meeting to answer questions regarding the respective localities as follows:*

- 1. Cllr Statham re item 18/021 c. Westfield Farm – he owns property and land adjacent to the development.**
- 2. Cllr Coe re item 18/021 d. 76 Equity Rd –her daughter owns a property adjacent to that of the applicant.**

18/021 *Planning applications/correspondence received as a Town Council 'consultee' from HBBC, adjacent Districts and or LCC as Local or County Planning Authorities respectively for the following:*

- a. 18/00749/ADV- 115, High St – Illuminated and other commercial signage.**
Observe to the LPA that:
 - 1. The illuminated sign will not be in keeping with this heritage building.**
 - 2. The name 'Village Hall' may be a misnomer?**
 - 3. Town Council are not convinced there will be sufficient parking for apartment residents and shop/café customers.**
- b. 18/00769/HOU- 130 Alexander Ave – 2 storey rear extn, porch & window wks. No observations.**
- c. 18/00225/REM- Major Development – Westfield Fm 322 dwellings.**
Observe to the LPA that:
 - 1. Perhaps the proposed footpath/cycleway into Keats Ln does not adjoin the metalled road.**

Chairman's Initials/Signature 

2. The future route and surfacing of LCC Footpath U26 is unclear and should be subject to further and specific consultation with the Town Council.

- d. 18/00725/FUL- 76, Equity Rd – convert garage to hairdressing salon. **Object to LPA on the grounds that the applicant states that 'parking' is not 'relevant' however Cttee members do not believe there is sufficient off road parking for either customers or residents bearing in mind:**
- 1. There are no such businesses on this busy residential street.**
 - 2. The road curves where the applicant lives with an adjacent bus stop.**
 - 3. Nearby Townlands Primary School drop-off and pick-up times exacerbate highways issues already.**
 - 4. The adjacent entrance to the communal parking at the rear of applicants property is likely to be blocked or indeed this parking area misused by business customers to the detriment of residents.**
 - 5. It is insufficient for the applicant to assert that 'hours of operation' are not an issue in a residential street when they are not stated.**
- e. 18/00744/CONDIT- Land North of Palma Nova – increase size of outbuilding. **No observations.**
- f. 18/00530/OUT- Land West of Breach Ln – 3 dwellings access; LPA notice. Already consulted on with no observations. **Noted and received.**
- g. 18/00751/DEEM- Land East of Leicester Rd - New Crematorium et al. Town Council Cttee members have taken a full part in the LPA external consultation process already staged. **To observe to the LPA that this is a most welcome addition to the Borough infrastructure that will benefit all residents.**
- h. Late applications/correspondence received since this agenda was set. Fence at 138, High St. This is not in keeping with the public realm and the height of the fence remains excessive beyond what has seemingly allowed. **ESTC to observe through the Town Team Working Group and the Ward Borough Cllr.**

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. So resolved.

18/022 To receive and approve as a true record the minutes of the Cttee meeting held on 10 July 2018.
Resolved: to accept as a true record of proceedings, the tabled minutes of the meetings of both the 10 July 2018.

18/023 Dalebrook Farm. Development of a formal, permanent and privately owned Gypsy, Romany & Traveller site. Members to discuss, any situation update.

Cttee members discussed the consistent lack of progress and agreed what will be needed is a specific meeting to move this issue forward and not lose the small impetus gained following the meeting with the Borough Chief Executive on 08 May 18.

Resolved: that the Town Clerk set up a specific Planning Cttee meeting as a plenary session for all Earl Shilton County, Borough and Town cllrs to discuss a suggested alternative solution to all stakeholder issues.

18/024 *Late items of consultee correspondence received by the Town Clerk since the issue of this agenda deemed to be private session matters. **None received.***

The Chairman closed the meeting at 11.59 a.m. thanking members for their attendance and contribution.

Chairman's Initials/Signature *Bill Beer*

