



PLANNING AGENDA

Tuesday, 13 February 2018

The Jeffrey Room, St. Giles Square, Northampton,
NN1 1DE.

5:00 pm

Members of the Committee

Councillor: Brian Oldham (Chair), Jamie Lane (Deputy Chair)

Councillors: James Hill, Mary Markham, Matthew Golby, Andrew Killbride, Samuel Kilby-Shaw, Julie Davenport, Jane Birch, Nazim Choudary, Zoe Smith, Arthur McCutcheon and Brian Markham.

Interim Chief Executive

Simon Bovey

If you have any enquiries about this agenda please contact democraticservices@northampton.gov.uk or 01604 837722



PLANNING COMMITTEE

AGENDA

Meetings of the Planning Committee will take place at 6.00pm on 4th July, 25th July, 5th September, 26th September, 17th October, 21st November, 19th December 2017 and 16th January, 13th February, 13th March, 10th April, 8th May and 7th Jun 2018.

The Council permits public speaking at the Planning Committee as outlined below:

Who Can Speak At Planning Committee Meetings?

- Up to 2 people who wish to object and up to 2 people who wish to support an individual planning applications or any other matter on the public agenda.
- Any Ward Councillors who are not members of the Planning Committee. If both Ward Councillors sit on the Planning Committee, they may nominate a substitute Councillor to speak on their behalf.
- A representative of a Parish Council.

How Do I Arrange To Speak?

- Anyone wishing to speak (not including Ward Councillors who must let the Chair know before the start of the meeting) must have registered with the Council's Democratic Services section not later than midday on the day of the Committee.
NB: the Council operate a 'first come, first serve' policy and people not registered to speak will not be heard. If someone who has registered to speak does not attend the meeting their place may be relocated at the discretion of the Chair.

Methods of Registration:

- By telephone: 01604 837722
- In writing to: Northampton Borough Council, The Guildhall, St. Giles Square, Northampton , NN1 1DE, Democratic Services (Planning Committee)

by email to: democraticservices@northampton.gov.uk

When Do I Speak At The Meeting

- A Planning Officer may update the written committee report then those registered to speak will be invited to speak.
- Please note that the planning officer can summarise issues after all the speakers have been heard and before the matter is debated by the Planning Committee Members and a vote taken.

How Long Can I Speak For?

- All speakers are allowed to speak for a maximum of three minutes.

Other Important Notes

- Speakers are only allowed to make statements – they may not ask questions or enter into dialogue with Councillors, Officers or other speakers.
- Consideration of an application will not be delayed simply because someone who is registered to speak is not in attendance at the time the application is considered
- Confine your points to Planning issues: Don't refer to non-planning issues such as private property rights, moral issues, loss of views or effects on property values, which are not a material consideration on which the decision will be based.

- You are not allowed to circulate new information, plans, photographs etc that has not first been seen and agreed by the Planning Officers
- Extensive late representations, substantial changes, alterations to proposals etc. will not be automatically accepted, due to time constraints on Councillors and Officers to fully consider such changes during the Planning Committee Meeting.

**NORTHAMPTON BOROUGH COUNCIL
PLANNING COMMITTEE**

Your attendance is requested at a meeting to be held:
in The Jeffrey Room, St. Giles Square, Northampton, NN1 1DE.
on Tuesday, 13 February 2018
at 5:00 pm.

AGENDA

1. **APOLOGIES**
2. **MINUTES**
3. **DEPUTATIONS / PUBLIC ADDRESSES**
4. **DECLARATIONS OF INTEREST/PREDETERMINATION**
5. **MATTERS OF URGENCY WHICH BY REASON OF SPECIAL CIRCUMSTANCES THE CHAIR IS OF THE OPINION SHOULD BE CONSIDERED**
6. **LIST OF CURRENT APPEALS AND INQUIRIES**
Report of Head of Planning (copy herewith)
7. **OTHER REPORTS**
 - (A) **N/2018/0111 - VARIATION IN SECTION 106 AGREEMENT IN RELATION TO PLANNING PERMISSION 11/0046/FULWNN TO AMEND BREAM RATING FOR THE DEVELOPMENT. SITES F AND G UPTON, HIGH STREET, UPTON**
8. **NORTHAMPTONSHIRE COUNTY COUNCIL APPLICATIONS**
9. **NORTHAMPTON BOROUGH COUNCIL APPLICATIONS**
10. **ITEMS FOR DETERMINATION**
 - (A) **N/2017/1045 HYBRID APPLICATION INCLUDING OUTLINE APPLICATION WITH ALL MATTERS RESERVED EXCEPT ACCESS FOR THE DEMOLITION OF THE EXISTING GARAGE AND CONSTRUCTION OF 3 HOUSES TO THE REAR OF THE PROPERTY AND MAKING GOOD SIDE WALL OF EXISTING DWELLING. LAND AT AND REAR OF 36 BOOTH LANE SOUTH**
 - (B) **N/2017/1097 - ERECTION OF 81NO DWELLINGS INCLUDING NEW VEHICULAR ACCESS FROM BILLING BROOK ROAD. EMMANUEL CHURCH MIDDLE SCHOOL, BIRDS HILL WALK**
 - (C) **N/2017/1144 - CHANGE OF USE OF BELGRAVE HOUSE FROM OFFICES (USE CLASS B1A) TO STUDENT ACCOMMODATION (SUI GENERIS). BELGRAVE HOUSE, GREYFRIARS**

- (D) N/2017/1145 - EXTERNAL ALTERATIONS TO INCLUDE REPLACEMENT DOUBLE GLAZING AND ASSOCIATED COLUMN PANELLING, ERECTION OF LIFT CORE AND NEW ACCESS FROM LOWER LEVEL AND ASSOCIATED WORKS. BELGRAVE HOUSE, GREYFRIARS**
- (E) N/2017/1393 - CHANGE OF USE FROM DWELLINGHOUSE (USE CLASS C3) TO HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR 4 OCCUPANTS (RETROSPECTIVE). 68 ROTHERSTHORPE ROAD**
- (F) N/2017/1520 - CHANGE OF USE FROM DWELLINGHOUSE (USE CLASS C3) TO HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR 4 OCCUPANTS (RETROSPECTIVE). 48 GRAY STREET**
- (G) N/2017/1539 - NEW BUILD DISPENSING PHARMACY. LAND AT BLACKTHORN LOCAL CENTRE, BLACKTHORN BRIDGE COURT**
- (H) N/2017/1566 - RESERVED MATTERS APPLICATION PURSUANT TO PLANNING PERMISSION N/2013/1035 (SUSTAINABLE URBAN EXTENSION TO COMPRISE UP TO 1,000 DWELLINGS) FOR THE APPROVAL OF PHASE 1 DEVELOPMENT COMPRISING 349 DWELLINGS SERVED BY A NEW ACCESS FROM WINDINGBROOK LANE, RE-CONFIGURATION OF PART OF THE GOLF COURSE INCLUDING NEW TEMPORARY HOLE 17, CHILDREN'S PLAY AREA, DRAINAGE ATTENUATION AND DEMOLITION OF ALL EXISTING BUILDINGS AND STRUCTURES WITHIN THE SITE. PHASE 1 LAND SOUTH OF ROWTREE ROAD AND WEST OF WINDINGBROOK LANE**
- (I) N/2017/1567 - CHANGE OF USE FROM OFFICES (USE CLASS B1) TO HOUSE IN MULTIPLE OCCUPATION (SUI GENERIS) FOR 10 OCCUPANTS. 23 BILLING ROAD**
- (J) N/2017/1574 - CHANGE OF USE OF EXISTING 7NO PERSON CARE HOME TO 3NO APARTMENTS AND 2NO STUDIO APARTMENTS. 121 COLWYN ROAD**
- (K) N/2017/1591 - CONVERSION OF EXISTING DWELLING INTO 2 FLATS INCLUDING SINGLE STOREY REAR EXTENSION. 95 CLARENCE AVENUE**
- (L) N/2017/1602 - DEMOLITION OF EXISTING CONSERVATORY, ERECTION OF PART TWO STOREY/PART SINGLE STOREY REAR EXTENSION AND TWO STOREY SIDE EXTENSION AND ERECTION OF FRONT PORCH. 19 MENDIP ROAD**
- (M) N/2017/1604 - CHANGE OF USE TO A HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR 5 OCCUPANTS. 5 GRAY STREET**
- (N) N/2017/1639 - CHANGE OF USE FROM DWELLINGHOUSE (USE CLASS C3) TO HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR 3 OCCUPANTS. 60 ST LEONARDS ROAD**
- (O) N/2017/1645 - CHANGE OF USE FROM DWELLINGHOUSE (USE CLASS C3) TO HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR 4 OCCUPANTS. 80 PURSER ROAD**

- (P) **N/2017/1659 - OUTLINE PLANNING PERMISSION WITH ALL MATTERS RESERVED EXCEPT ACCESS FOR 4 RESIDENTIAL DWELLINGS WITH ASSOCIATED CAR PARKING AND ACCESS FROM BOOTH RISE. 58 BOOTH RISE**
- (Q) **N/2017/1699 - CHANGE OF USE FROM DWELLINGHOUSE (USE CLASS C3) TO HOUSE IN MULTIPLE OCCUPATION (USE CLASS C4) FOR 5 OCCUPANTS (RETROSPECTIVE). 19 MARGARET STREET**
- (R) **N/2018/0069 - VARIATION OF CONDITION 7 OF PLANNING PERMISSION N/2017/0949 (VARIATION OF CONDITION 2 OF PLANNING PERMISSION N/2016/0772 - DEMOLISH EXISTING FLATS AND ERECT THREE STOREY BUILDING WITH NINE FLATS ON THE GROUND FLOOR AND NINE MAISONNETTES ON UPPER FLOORS - TO AMEND ROOF DESIGN TO THE THREE STOREY ELEMENT, REPLACING CAPPING WITH A PARAPET WALL) TO REVISE THE CONSTRUCTION MANAGEMENT PLAN. 33 LITTLE CROSS STREET**
- (S) **N/2018/0096 - RETENTION OF 2NO VELUX WINDOWS AND LOG BURNER FLUE (RETROSPECTIVE). 107 EXETER PLACE**

11. ENFORCEMENT MATTERS

12. ITEMS FOR CONSULTATION

13. EXCLUSION OF PUBLIC AND PRESS

THE CHAIR TO MOVE:

“THAT THE PUBLIC AND PRESS BE EXCLUDED FROM THE REMAINDER OF THE MEETING ON THE GROUNDS THAT THERE IS LIKELY TO BE DISCLOSURE TO THEM OF SUCH CATEGORIES OF EXEMPT INFORMATION AS DEFINED BY SECTION 100(1) OF THE LOCAL GOVERNMENT ACT 1972 AS LISTED AGAINST SUCH ITEMS OF BUSINESS BY REFERENCE TO THE APPROPRIATE PARAGRAPH OF SCHEDULE 12A TO SUCH ACT.”

PHOTOGRAPHY AND AUDIO/VISUAL RECORDINGS OF MEETINGS Anyone may record meetings of the Council, the Cabinet, any Committee or Sub-Committee of the Council through any audio, visual or written method to include taking photographs of meetings, filming meetings or making audio recordings of meetings. The Chair of the meeting shall have the discretion to revoke the permission in the event that the exercise of the permission is disturbing the conduct of the meeting in any way or when it is otherwise necessary due to the nature of the business being transacted at the meeting. Permission may only be exercised where the public have the right to attend the meeting; and if a meeting passes a motion to exclude the press and public, then in conjunction with this, all rights to record the meetings are removed.

