



Addendum to Agenda Items Wednesday 29th October 2014

9. NORTHAMPTON BOROUGH COUNCIL APPLICATIONS

9A

N/2014/0996

Replacement of existing rear crittall windows with UPVC double glazed units and rear timber doors to powder coated aluminium finish
56-72 St Giles Street

No update.

9B

N/2014/1000

Single storey side extension to café
Cafe Facility Radlands Skate Park, Bedford Road

No update.

10. ITEMS FOR DETERMINATION

10A

N/2014/0596

Outline planning application for mixed use development of land adjacent to Sixfields Stadium to include single storey retail buildings (14,075sqm) with associated car parking areas, residential development of upto 255 units comprising of 2-3 storey town houses and 4 storey apartment blocks. Extension at first floor level of the existing West stand to form a conference centre together with a linked 4 storey upto 100 bedroom hotel, landscaping and open space
Land at Sixfields Stadium, Edgar Mobbs Way

Sport England has withdrawn its holding objection as the replacement facilities to mitigate the loss of the athletics track and football pitch can be achieved through the conditions previously imposed. Concerns are expressed though regarding the proximity of residential development to the established football stadium although Sport England accept that this is a matter of judgment for the Planning Authority.

A letter has been received on behalf of the **owners of the Grosvenor Centre** expressing concern regarding the "promotion of town centre uses in an out-of-centre location that will directly compete with Northampton City (sic) Centre and the existing retail offer".

10B

N/2014/0604

Erection of a building to be used for the purposes within (Use Class B2) General Industrial, (Use Class B8) or Storage and Distribution with ancillary B1 office accommodation, access, parking and landscaping provisions
Plot 1 Zone C, Sepals Way, Pineham

Amended Conditions:

5. Before the development is occupied, a scheme shall be submitted to and agreed in writing by the Local Planning Authority specifying all sources of noise on the site and the provisions to

be made for its control. The scheme shall be implemented before the development hereby permitted is first brought into use and shall be retained thereafter.

Reason: To ensure the development does not prejudice the amenities of future nearby residential occupiers in accordance with Policy E20 of the Northampton Local Plan.

7. Full details of all external lighting shall be submitted to and approved in writing by the Local Planning Authority prior to their installation, implemented concurrently with the development and retained thereafter.

Reason: To secure a satisfactory standard of development in accordance with Policy E20 of the Northampton Local Plan.

10C
N/2014/0619
Construction of 38no dwellings and associated works
Former Raeburn School, Raeburn Road
Major Application requiring S106 agreement

NCC Highway Authority – no objection to the proposed removal of the SUDs basin.

10D
N/2014/0951
Erection of 3-bed bungalow with car parking
Land adjacent to 25 Penfold Lane

No update.

10E
N/2014/0956
Change of use of existing storage unit to create 3no. Dwellings and installation of front and rear windows, timber cladding, entrance doors and double glazed screens
Clyde House, Southfields Barn, Adjacent to Southfields Community Centre

Additional objections have been received from **9 Pindar Rise, 7 Oak Park Close 8 Ten Pines, 1 Ludlow Close, 41 and 47 Farmhill Road and Community Spaces**. A petition from **Glorious Liberty Apostolic Church** at Farmhill Road including 23 signatures also objected to the application. The reasons are summarised as follows:

- The site is not suitable for redevelopment, better use would be village green status
- Adverse impact on community centre and potential conflict between car park users
- Concern on noise from community centre to occupiers of units
- Increase in anti-social behaviour
- Loss of privacy to 7 Oak Park Close
- Concern that more houses would be crammed in at the expense of a valuable community centre
- Impact on place of worship and would destroy the community
- Potential loss of trees/community centre

The **Applicant** wishes to point out that a recent article produced in Southfields Focus is factually incorrect given that the number of proposed units is 3 and not 4 and no trees are to be removed.

10F
N/2014/0987
Variation of condition 4 of planning application N/2013/0131 to extend the opening times from 0730-2000 to 0700-2200
Former Ashtree Service Station, 237 Main Road, Duston

No update.

10G

N/2014/1022

**Removal of condition 3 of N/2014/0617 (requiring submission of details of noise sources); variation of condition 2 to allow for substitution of plans incorporating revised door and window details ad extended recreation area and variation of condition 4 to extend hours of opening to between 0730 and 2100 Monday to Friday, 0900 to 2100 Saturday and 0900 to 1800 Sunday
Pig & Whistle PH, Blackthorn Bridge Court**

No further comments received.

10H

N/2014/1045

**Variation of condition 15 of planning permission N/2011/1262 to allow the proposed road to be constructed to adoptable standards by 1st September 2015 or by the first occupation of the 41st dwelling, whichever is the sooner
Former Abington Vale Middle School, Bridgewater Drive**

No further comments received.

12. ITEMS FOR CONSULTATION

12A

N/2014/1057

**Extension of Pineham Business Park comprising the erection of buildings B1(c), B2 and B8 employment purposes with associated parking, highways infrastructure, engineering works, drainage, landscaping and ancillary works, including the partial stopping up and diversion of existing footpath LB12. Outline application with all matters reserved except site access and landscaping to both the northern and western boundaries. (Application accompanied by an Environmental Statement). (SNC Consultation)
Pineham Barns Area, Banbury Lane**

No update.