

SKEGNESS TOWN COUNCIL

Minutes of the Planning & Planning Policy Committee Meeting

Held at 7.00 pm on Tuesday, 16th September 2014

PRESENT: Councillor J A Carpenter in the Chair.

Standing Members of the Committee:

Councillors Mrs C Draper, D R Edginton, G O Ellis, Mrs M Gray and C S Macey.

Substitute Members of the Committee:

Councillor R Hunter-Clarke,

Officers: Assistant Town Clerk.

No members of the public were in attendance.

P 52. MINUTES OF LAST MEETING (Agenda Item 1)

It was proposed, seconded and

RESOLVED: *To note that the minutes of the Planning & Planning Policy Committee meeting of Tuesday, 26th August 2014 were due to be submitted for adoption by Council on Wednesday, 3rd September 2014.*

P 53. APOLOGIES (Agenda Item 2)

Apologies for absence were received from Councillors M C Anderson, S Dennis; Mrs T Mellors, Mrs D Milner, K Milner, S O'Dare, and G Saxon (Town Mayor) and M Smith.

P 54. DECLARATIONS OF INTEREST (Agenda Item 3)

There were no Declarations of Interest.

P 55. DISPENSATIONS GRANTED BY THE TOWN CLERK (Agenda Item 4)

No dispensations had been applied for or granted.

P 56. DECISION OF THE PLANNING AUTHORITY AT VARIANCE WITH THE RECOMMENDATION OF THE TOWN COUNCIL – S/153/00595/14 – Mr I Parnwell – 91-93 Roman Bank, PE25 2SW (Agenda Item 5)

Application: Planning Permission – Change of use, conversion of, extension and alterations to existing take-away food outlet and 2no. flats into 10no. flats, in accordance with revised plans and elevations received by the Local Planning Authority on 11th July 2014.

Council's Recommendation: By minute P 38 this application was supported by the Planning & Planning Policy Committee on 5 August 2014.

Reason for Variance: The application was refused by the Planning Authority because of **(1)** its scale, mass and design would be an overintensive use of the site likely to give rise to significant levels of overlooking and an overbearing effect to residents in Cavendish Road and **(2)** its unduly prominent bulk and expanse of flat roof when viewed from the north.

It was proposed, seconded and

RESOLVED: *That the report be noted.*

P 57. DECISION OF THE PLANNING AUTHORITY AT VARIANCE WITH THE RECOMMENDATION OF THE TOWN COUNCIL – Application No: S/153/00847/14 – Mr M Hayes – Boating Lake Café, Tower Esplanade, PE25 3HH (Agenda Item 6)

Application: Consent to Display - 2 no. non illuminated fascia signs (signs B1 and B2) and non illuminated banners on existing wall (signs A) surrounding existing seating area (signs C).

Council's Recommendation: By Minute P 11 this application was objected to by the Planning & Planning Policy Committee on 3 June 2014.

Planning Authority's Decision: The application was approved by the Planning Authority.

It was proposed, seconded and

RESOLVED: *That the report be noted.*

P 58. DECISION OF THE PLANNING AUTHORITY AT VARIANCE WITH THE RECOMMENDATION OF THE TOWN COUNCIL – Application No: S/153/01056/14 – Coastfield Leisure Ltd – Land South of Burgh Road (Agenda Item 7)

Application: Application to vary condition nos. 6 and 8, Condition 6 which states "No development shall be commenced (apart from those works identified on drawing number P112 Revision A or as specified) before the works to improve the public highway (by means of a Ghost Island Right Hand Turn Facility, Bus stop layby, Pedestrian/Cycle refuge and combined footway/cycleway links) have been certified complete by the Local Planning

Authority, " to read "The site shall not be used by any touring caravans until completion of the highway works to improve the public highway (by means of a Ghost Island Right Hand Turn Facility, Bus stop layby, Pedestrian/Cycle refuge and combined footway/cycleway links) have been certified complete by the Local Planning Authority", and Condition 8 which states "Only the 90 touring caravans hereby permitted must be sited within the land outlined in red and in the locations as shown on the approved plan P106 Revision C, received by the Local Planning Authority on 19th September 2013. All touring caravans shall be removed from the approved pitches within the site when they are not occupied. At no time shall the land be used to site static caravans without the express written consent of the Local Planning Authority," to read "Only the 90 touring caravans hereby permitted must be sited within the land outlined in red and in the locations as shown on the approved plan P106 Revision C, received by the Local Planning Authority on 19th September 2013. At no time shall the land be used to site static caravans without the express written consent of the Local Planning Authority," both Conditions as imposed on planning permission ref no. S/153/1813/13.

Council's Recommendation: By minute P 20 this application to vary two conditions was objected to by the Planning & Planning Policy Committee on 24 June 2014 because it considered that the reasons for the conditions originally being imposed still applied.

Planning Authority's Decision: The application was approved by the Planning Authority.

It was proposed, seconded and

RESOLVED: *That the report be noted.*

P 59. APPLICATION S/153/01563/09/14 – Mr S & Mrs A Grieve – Tower Court, Burgh Road, PE25 2RW (Agenda Item 8.1)

Application: Planning Permission – Erection of housing development consisting of 9no. terraced houses, 2no. pairs of semi detached houses and 1no. flat (total of 14 dwellings) and provision of parking, construction of roadway on the site of an existing garage/workshop which is to be demolished, in accordance with amended plans received by the Local Planning Authority from the applicants agents on 14th & 19th August 2014.

It was proposed, seconded and

RESOLVED: *That an objection be made to the application because the development would (1) overlook neighbouring properties, causing an unreasonable loss of privacy (2) be overbearing in relation to nearby properties (3) be an over-intensification of use (4) have inadequate space for parking and access for service and emergency vehicles and (5) would have a detrimental impact on an already heavily-used stretch of road.*

P 60. APPLICATION S/153/01523/14 – Mr. George Gaduzo – Skegness and District Hospital, Dorothy Avenue, PE25 2BS (Agenda Item 8.2)

Application: Planning Permission – Extension to existing hospital to provide additional bedroom rooms.

It was proposed, seconded and

RESOLVED: *That the application be supported.*

P 61. APPLICATION S/153/01568/14/14 – Mr L David Silvester – Land South of Burgh Road, PE25 2LG (Agenda Item 8.3)

Application: Planning Permission – Change of use of land for the siting of 38 no. touring caravan pitches and 52 static caravans, excavation of land to form 2 no. ponds. Erection of a reception building consisting of a reception, offices, stores, plant room and toilet facilities and a caravan sales area. Siting of open space area and children's play equipment. Provision of a LPG tank and cylinder compound and 2 no. bin/water bays. Construction of vehicular access with internal access roads and vehicular parking areas, to include lighting bollards and a seating area.

It was proposed, seconded and

RESOLVED: *That the application be supported.*

P 62. APPLICATION S/153/01601/14 – Mr Fox – 1 Grand Parade, PE25 2UN (Agenda Item 8.4)

Application: Planning Permission – Extension to existing fish and chip shop to provide a kiosk to serve food and drinks.

It was proposed, seconded and

RESOLVED: *That the application be supported.*

P 63. APPLICATION S/153/01619/14 – Environment Agency – Seawall at North Bracing (Agenda Item 8.5)

Application: Planning Permission – Erection of a replacement North Bracing promenade seawall (Splashwall) and to incorporate 3no. flood gates and seating within the wall (total length of wall is 280metres).

It was proposed, seconded and

RESOLVED: *That the application be supported.*

The meeting closed at 7.18 pm.