

**AGENDA**

**This meeting will be recorded and the video archive published on our website**

**Planning Committee**

**Wednesday, 29th June, 2016 at 6.00 pm  
The Council Chamber - The Guildhall, ,**

**Members:**

- Councillor Owen Bierley
- Councillor Michael Devine
- Councillor David Cotton
- Councillor Matthew Boles
- Councillor Ian Fleetwood (Vice-Chairman)
- Councillor Thomas Smith
- Councillor Roger Patterson
- Councillor Judy Rainsforth
- Councillor Hugo Marfleet
- Councillor Mrs Jessie Milne
- Councillor Stuart Curtis (Chairman)
- Councillor Giles McNeill

1. **Apologies for Absence**
2. **Public Participation Period**  
Up to 15 minutes are allowed for public participation. Participants are restricted to 3 minutes each
3. **Minutes of previous meeting**  
Meeting of the Planning Committee held on 1 June 2016, previously circulated.
4. **Declarations of Interest**  
Members may make any declarations of interest at this point but may also make them at any time during the course of the meeting.
5. **Update on Government/local Changes in Planning Policy**

## 6. Planning Applications for Determination

### a) 134027 - Nettleham

**PROPOSAL:** Planning application to erect single storey extension to dwelling, demolition of new garage and new access at 2 Greenfields, Nettleham. (PAGES 1 - 6)

**RECOMMENDED DECISION:** Grant permission subject to conditions

### b) 134115 - Fenton

**PROPOSAL:** Planning application to vary condition 4 of planning permission 133055 granted 30 July 2015-amendments to appearance, size and scale and repositioning of garages of plots 1 and 2 only at 40 Lincoln Road, Fenton. (PAGES 7 - 14)

**RECOMMENDED DECISION:** Grant with conditions.

### c) 133156 - Market Rasen

**PROPOSAL:** Outline planning application for proposed residential development of up to 150 dwellings with associated amenity space, estate roads and surface water attenuation-all matters reserved on land South of The Ridings, Market Rasen. (PAGES 15 - 40)

#### **RECOMMENDED DECISION:**

That the decision to grant planning permission, subject to conditions, be delegated to the Chief Operating Officer, to enable the completion and signing of an agreement under section 106 of the Planning Act 1990 (as amended) pertaining to:-

- Capital contribution towards Primary School facilities (£338,293) in lieu of on-site provision;
- Capital contribution (£425 per dwelling) towards Health care provision within the Parish of Market Rasen, in lieu of on-site provision;
- Provision of affordable housing on site (type and tenure to be agreed).

And, in the event of the s106 not being completed and signed by all parties within 6 months from the date of this Committee, then the application be reported back to the next available Committee meeting following the expiration of the 6 months.

### d) 133946 - Claxby

**PROPOSAL:** Application to vary condition 2 of planning permission 131962 granted 28 January 2015 - increase number of event days from 4 per calendar month to 48 per calendar year at Willowbanks Stables, Pelham Road, Claxby. (PAGES 41 - 54)

**RECOMMENDED DECISION:** Grant permission subject to

conditions

7. **Review of Planning Application 133815**

(PAGES 55 -  
104)

8. **To note the following determination of appeals**

- i) Appeal by Mr Tom Pickering against the decision of West Lindsey District Council to refuse planning permission for demolition of existing dwelling and agricultural buildings and construct proposed residential development of 9 no dwellings on Land at Northview Farm, Gainsborough Road, Middle Rasen.

**Appeal Allowed** - See copy letter attached as Appendix Bi.

**Costs Refused**

**Officer Decision** – Refuse.

- ii) Appeal by Mr Gibson against the decision of West Lindsey District Council to refuse planning permission for the erection of 2no dwellings and demolition of host property and outbuildings at 11 Front Street, Grasby.

**Appeal Allowed** - See copy letter attached as Appendix Bii.

**Officer Decision** – Refuse.

- iii) Appeal by Mr Dennis Armstrong against the decision of West Lindsey District Council to refuse planning permission for hybrid application for a change of use of the former Red Lion Public House from a drinking establishment (A4) to a single dwelling house (C3); Partial demolition of single storey extensions and further external alterations; Outline application for residential development of up to five dwellings (All Matters Reserved) at the Red Lion Tavern, 1 Marton Road, Sturton by Stow.

**Appeal Allowed** - See copy letter attached as Appendix Biii.

**Officer recommendation** – Grant permission. Committee overturn.

- iv) Appeal by Mr Neil Bennett against the decision of West Lindsey District Council to refuse planning permission for outline application for residential dwelling infill on Main Street between two existing bungalows at The Paddock, Main St, Osgodby.

**Appeal Dismissed** - See copy letter attached as Appendix Biv.

**Officer decision** – Refuse.

- v) Appeal by Mr David Boyles against the decision of West Lindsey District Council to refuse planning permission for a detached two bedroom bungalow on Land adjacent to The Willows, Low Road, Osgodby.

**Appeal Dismissed** - See copy letter attached as Appendix Bv.

**Officer decision** – Refuse.

- vi) Appeal by Ms Andrea Oliver against the decision of West Lindsey District Council to refuse outline planning permission for removal of derelict clinic and construction of 4 semi-detached houses at Saxilby Health Clinic, Highfield Road, Saxilby.

**Appeal Dismissed** - See copy letter attached as Appendix Bvi.

**Officer decision** – Refuse.

- vii) Appeal by TWD Developments Ltd against West Lindsey District Council's failure to give notice within the prescribed period of a decision on an application for outline planning permission for the erection of up to 40 dwellings at Lancaster Green, Hemswell Court, Hemswell Cliff.

**Appeal Allowed** - See copy letter attached as Appendix Bvii.

**Officer decision** – Would have been Refuse.

- viii) Appeal by Mr Charles Pickering against the decision of West Lindsey District Council to refuse planning permission for the erection of 12 dwellings with access from Dunholme Close on land adjacent to Dunholme Close, Welton.

**Appeal 133064 Dismissed Appeal B 132426 Allowed** - See copy letters attached as Appendix Bviii.

**Officer recommendation** – Refuse.

M Gill  
Chief Executive  
The Guildhall  
Gainsborough

Tuesday, 21 June 2016