

**Minutes of the Planning, Highways and Transport Committee held on Thursday 11<sup>th</sup> August 2016 in St James Church Rooms, Pottergate, Alnwick at 6.00pm**

**Present:** Cllrs M Swinbank (Chair), P Broom, P Edge, W Grisdale, M Harrington, J Humphries, G Mavin, S Mavin, K Moore, A Shilton and A Symmonds.

**In attendance:** W Batey, Town Clerk; J Pibworth, Assistant to the Town Clerk; T Kirton, Project & Funding Officer and Councillor S Bell.

**P16/22 Apologies**

Cllr. P Holt.

**P16/23 Declarations of Interest**

None.

**P16/24 Minutes of Previous Meeting**

The minutes of the previous meeting held on 14th July 2016 were approved and they were duly signed by the Committee Chairman.

**P16/25**

**16/001717/LBC Bondgate Hall, Bondgate, Alnwick NE66 1PX Consent:** Removal of existing portacabin and construction of new stone built garage – **GRANTED.**

**16/001716/FUL Bondgate Hall, Bondgate, Alnwick NE66 1PX** Removal of existing portacabin and construction of new stone built garage – **GRANTED.**

**16/01626/FUL 26 Meadow Riggs, Alnwick NE66 1AP** Proposed garage conversion including internal and external alterations – **GRANTED.**

**16/01733/COU 12-14 Bondgate Within, Alnwick NE66 1TD** Change of use from Residential (A3) to mixed use Office (B1) & Sales area (A2) – **GRANTED.**

**16/01734/LBC 12-14 Bondgate Within, Alnwick NE66 1TD** Listed Building Consent: Change of use from Residential (A3) to mixed use Office (B1) & Sales area (A2) – **GRANTED.**

**16/01616/FUL Alnwick Telephone Exchange, Fenkle Street, Alnwick NE66 1HW** Provision of 1no. pole mounted omni antenna attached to the side of the telephone exchange building. 1no. small scale equipment cabinet and 1no. meter cabinet at ground level within the covered car park of the exchange and minor ancillary works – **GRANTED.**

**16/01702/FUL 7 West Acres, Alnwick NE66 2PU** Proposed single storey kitchen extension to rear including internal alterations and external alterations - **GRANTED. Planning, Highways and Transport Committee 11th August 2016**

**16/01834/PRUTPO The Lodge Cottage, Alnmouth Road, Alnwick NE66 2PS** Tree preservation application to crown lift one mature Sycamore by up to 4-5 metres – **GRANTED.**

**16/01729/LBC 36 Narrowgate, Alnwick NE66 1JQ** Listed Building Consent: Change of Use from former estate agents to ice cream parlour. Installation of work top and double sink to stud wall in back room – **WITHDRAWN.**

**16/01603/COU Stonelea, South Road, Alnwick NE66 2NZ** Proposed change of use from residential dwelling to small veterinary practice. Alterations to the existing landscaping to provide additional car parking and access ramp. (Amended description 24.05.2016) - **GRANTED.**

**16/01945/FUL 9 St Georges Crescent, Alnwick NE66 1AY** Retrospective application for small front porch - **GRANTED.**

**16/01872/FELTPO Thornbrae Children's Home, Alnmouth Road, Alnwick NE66 2PS** Tree preservation order application to fell one Blue Atlas Cedar and a replacement planted in a location with more space to grow and fell one Leyland Cypress - **GRANTED.**

**16/01876/LBC 7 Howick Street, Alnwick NE66 1UY** Listed Building Consent: Internal alterations and general repairs – **GRANTED.**

**16/02071/LBC Linhope House, South Street, Alnwick NE66 1AH** Listed Building Consent: Revision to side glazing to approved Family Room extension and renewal of sash & case windows n gable – **GRANTED.**

**16/01728/COU 36 Narrowgate, Alnwick NR66 1JQ** Retrospective change of use from estate agent (A2) to mixed se ice cream parlour (A1 and A3) – **GRANTED.**

**16/01264/ADE Lidl Food Store, South Road, Alnwick NE66 2QL** Advertisement consent for 1no internally illuminated free standing sign – **WITHDRAWN.**

**P16/26 To minute responses made since last meeting**

None.

**P16/27 Planning Applications**

The following applications were discussed and comments to be submitted were:

**16/02245/FUL 17 Ravensmede, Alnwick NE66 2PX** Construction of side and rear single storey extension to form garage, utility, wc and kitchen – **NO OBJECTIONS.**

**16/02444/LBC 1-4 Dorothy Forster Court, Narrowgate, Alnwick NE66 1NL** Listed Building Consent to repair and replace the stone surround of the street entrance door – **NO OBJECTIONS.**

**16/02587/FUL 12 Bondgate Within, Alnwick NE66 1TD** Demolition of existing building and construction of new dwelling – **NO OBJECTIONS.**

**16/02588/LBC 12-14 Bondgate Within, Alnwick NE66 1TD** Listed Building Consent: Demolition of existing building and construction of new dwelling – **NO OBJECTIONS.**

**16/02479/LBC 11 Howick Street, Alnwick, NE66 1UY** Listed Building Consent: General works to include; reinstate window opening beneath existing lintel and install new sash wood window, replace new door to front elevation, remove existing window/door to kitchen and introduce new doors, change existing bathroom into bedroom, alter window opening and install new sash window, form new ensuite to bedroom 1, form new bathroom/passage, remove existing tiled fireplace surrounds and introduce new period surrounds – **NO OBJECTIONS.**

## **P16/28 Planning Appeals**

The following applications were discussed and comments to be submitted were:

### **16/00451/FUL Former Ravensmount Care Home, Alnmouth Road, Alnwick NE66 2QG** Change of use of existing care home to hotel.

Councillor Swinbank explained that the Planning Approval had been given with conditions and it was Condition 5 concerning the number of car parking spaces in the application that the applicant was appealing against.

He explained that a report commissioned by the applicant stated that the change of use to a hotel would require less car parking spaces than if the building were to return to a residential home. They report stated that the hotel would never be more than 70% occupied so the car parking spaces allocated in the planning application would be sufficient.

Councillor Broom asked if there was planning approval for a bungalow on the site. The Town Clerk confirmed there was.

Councillor Symmonds felt that the Town Council should support the County Council's comments and conditions.

Councillor Harrington felt the Town Council should stick with their original comments.

**RESOLVED: To submit comments to NCC advising that the Town Council have reviewed the appeal evidence and are in support of the Conditions attached to the Planning Approval with regard to the number of car parking spaces provided.**

## **P16/29 Core Strategy Consultation**

The Town Clerk reminded councillors that the Project & Funding Officer had submitted the comments from the Town Council to NCC. A copy of the response was circulated to all councillors. He added that when NCC have received all the comments they will decide on their final decision about the classification of the Willowburn Industrial Estate.

Councillor Humphries asked if the Town Council would get to see any significant changes. The Town Clerk advised that the Town Council should be notified.

## **P16/30 Local Transport Plan Priorities 2017-18 (LTP)**

Councillor Swinbank gave a summary from the Working Group including feedback from NCC about the LTP priorities submitted for 2016-17. He took councillors through the LTP priorities which had been put forward by the Working Group.

Councillor Moore felt that the wording referring to the increased number of accidents should be amended.

Councillor Broom commented that the committee may want to wait before choosing a location of the crossings in Victoria Terrace / Wagonway Road until the routes pupils take to the new site were known.

Councillor Swinbank advised that feedback could be given to NCC in six months.

Councillor Broom felt that the existing footpaths could be maintained for use by

pupils.

Councillor Swinbank advised that the LTP priorities were recommended to Full Council to agree in principle then reworded as appropriate, before submission to NCC before August 31<sup>st</sup>.

**RESOLVED: To recommend the reviewed LTP priorities to the August Full Council meeting then submit to NCC by August 31<sup>st</sup>.**

**P16/31 Consideration of forming bus layby adjacent to Robert Adam Court (Councillor G Mavin)**

Councillor G Mavin explained that he was asking the Town Council to look into using the layby outside Robert Adam Court as a bus stop.

The Assistant to the Town Clerk advised that she had reviewed the planning approval for Robert Adam Court and that construction of the layby had been a condition of the planning approval. She added that layby was for a delivery bay for the shops. She explained that she had sent an email to ascertain who was the legal owner of the layby and would feedback when this was known.

Councillor G Mavin explained that he felt it would be helpful if the layby could be used as a bus stop.

**P16/32 Any Other Urgent Business**

Councillor Swinbank advised councillors about there was a Public Consultation about the Allerburn House site on Tuesday August 23rd between 3 – 7pm at Northumberland Hall.

The Assistant to the Town Clerk advised that the Town Council had received a letter and draft guidance from NCC on the Enforcement of Unauthorised Obstructions.

The meeting closed at 7.09 p.m.