

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE
HELD IN THE OLD COURT ROOM, THE SESSIONS HOUSE, LOUTH
ON TUESDAY 3rd January 2017**

Present Councillor Mrs. S. Crew (SC) (in the chair)

Councillors: Mrs. E. Ballard (EB), C. Green (CG), J. Garrett (JG), D.J.E. Hall (DJEH), D. Hobson (DH), R. Jackson (RJ), A. Leonard (AL), M. Locking (ML), Mrs. S.E. Locking (SEL), Mrs. J. Makinson-Sanders (JMS), Mrs. M. Ottaway MBE (MO), L.M. Stephenson (LMS), F.W.P. Treanor (FWPT), D. Turner (DT), and D.E. Wing

Councillors not present: Mrs. D. Blakey (DB), Mrs. L. Harrison-Wiseman (LHW), G.E. Horton (GEH), Mrs. P.F. Watson (PFW) and Mrs. J. Speed (JS)

The Town Clerk, Mrs. L.J. Blankley, one member of the press, two members of the public and one invited guest – LCC Councillor J. Hough were also present.

Two people spoke in the public forum, as follows:

A lady spoke regarding the proposed new development of 5 properties on Eastfield Road with respect to the impact on local ecology, protected species, vegetation, use of non-permeable materials, style of the properties, parking allocation, exacerbating traffic issues and impeding emergency services based locally.

A gentleman spoke regarding the same development as a potential neighbour regarding the anticipated impact on existing amenities, adding to traffic volumes with associated road safety danger. Councillor JMS added that a proposed cycleway would be terminating close to the proposed site and might impact upon this.

The Chairman of the Council Cllr EB informed the Council that she and the Town Clerk had issued a statement following requests from the media earlier that day resulting from the publication of exhumation details that had previously been dealt with in closed session. *'Louth Town Council can confirm that an application for a 'Faculty for the removal of cremated remains' made in November 2015, was granted in early March 2016. The process was completed with the re-interment of the cremated remains in July 2016. Family members were kept fully informed throughout all stages of the process. All conditions requested by the Judge have been fully complied with and burial allocation procedures have been reviewed with additional safeguards introduced'.*

Councillor Mrs Crew took the chair for the Planning Meeting

360. Apologies for Absence

Apologies were received from Mrs. D. Blakey (DB), Mrs. L. Harrison-Wiseman (LHW), G.E. Horton (GEH), Mrs. P.F. Watson (PFW) and Mrs. J. Speed (JS).

361. Chairman's Remarks

The Chairman informed the Committee that LCC Planning Officer had provided feedback from the applicant for the changes to Virginia House that they had been advised by LCC Highways that all of the hedging should be removed for the safety of road users and pedestrians, and that they had selected a concrete car parking base to match other areas. The Committee requested that a response should be made as follows - Plans should be included to replace the hedge / trees and for them to be maintained at a manageable height in the future. Whilst the committee appreciated the aesthetics of using more concrete in the car parking areas they are mindful of local surface water issues that will be exacerbated by the use of more non permeable materials. Combined with the removal of the hedging which they feel would have part mitigated the problem the Committee would still prefer that a permeable solution be explored.

362. Declarations of Interest / Dispensations

The following declarations of interest in accordance with the Localism Act, 2011 were made:

- a. Cllr MO Planning Application 8 as an acquaintance
- b. Cllr FWPT Agenda Item 7 as a member of ELDC

- c. Cllr JMS Agenda Items 6 and 7 as a part time member of the ELDC Planning Committee
- d. Cllr RJ Agenda Item 7 as a member of ELDC.

363. Minutes

Following a proposal by Cllr DJEH, seconded by Cllr AL it was RESOLVED by vote of the Committee that the notes of the last meeting held on 13th December 2016 were approved as the Minutes.

364. Town Clerk's Report on Matters Outstanding

The Town Clerk had no matters outstanding.

365. Applications received by the Local Planning Authority

The Committee considered the applications listed in the schedule (PA/Schedule 01-03-17) and RESOLVED as follows:

- a. N/105/01635/16 Land South East of Brackenborough Road – unanimously (of those able to vote) OBJECT – in addition to reasons previously submitted Louth Town Council would like to highlight:
 - i. the impact on protected bird species,
 - ii. limited capacity of drainage infrastructure and low level of the land in this area of the town increases the potential for flooding,
 - iii. Potential access via Industrial Estate would shift traffic volume safety issues through an unsuitable area not designed for this purpose,
 - iv. Removal of hedges, which are ancient boundary markers, to widen the road (Keddington) would increase the flood risk and endanger wildlife habitats.
 - v. Detrimental impact on the town generally from the increased pressure on health and education services and increasing volumes of traffic which will destroy the character of the town.
- b. N/02368/16 179 Newmarket –OBJECT for the following reasons:
 - i. Additional traffic generated accessing and exiting at this location will exacerbate problems in this congested area – close to major health services, retail outlets and road junctions and will pose a road safety danger.
 - ii. Concerns were raised regarding known contaminants at this site which includes the removal of regulated materials (asbestos).
 - iii. Impact on Foul and Surface Water drainage systems.
 - iv. Smaller number of properties would relieve some of the issues could be considered?
- c. N/105/02391/16 – Land at 119 Eastfield Road – unanimously (of those able to vote) OBJECT for the following reasons:
 - i. Environmental impact - <8m from riverbank will impact on the ecology for which a current bat survey is required, and there is an increased risk of contamination of the river at this proximity. Protection of this wildlife corridor.
 - ii. Road safety concerns regarding visibility at access / exit point and additional volume of traffic.
 - iii. Flooding – whilst this site is not indicated on the EA Flood risk maps there are known surface water issues in this area which has been highlighted on other proposed new development recently. The proposed properties could be vulnerable from flooding from surface and river sources.
 - iv. Impact on amenity of neighbours from layout and design and also lack of proposed new amenity by virtue of number of properties suggested which could be relieved by removing the 5th plot.
- d. N/105/02425/16 Land adjoining / South of 57 Horncastle Road – OBJECT for the following reasons:
 - i. Adverse impact on the adjacent AONB
 - ii. Poor design which will maximise light pollution from large openings
 - iii. Poor energy efficiency
 - iv. Intrusion on the landscape which will have a negative impact on this attractive entrance to the town.
- e. N/105/02185/16 – 52 Broadbank – OBJECT – road safety visibility issues caused by repositioning of fence.

- f. All other applications were supported.

366. Planning Correspondence

The following notifications were noted.

- a. ELDC Planning Committee Meeting 15th December 2016
- i. Variance - N/105/01853/16 – Land South Chestnut Drive – LTC Objected, ELDC have approved the application.
 - ii. N/105/01267/16 – Park Ave Football Ground Vary Condition – LTC Objected ELDC has refused the application.
 - iii. Variance - N/105/02168/16 – Land at Cistercian Cottage, Stewton Lane – LTC Supported this application which ELDC has refused.
- b. Planning Appeal
- i. N/105/00894/16- 12 Market Place, LED screen etc. – LTC objected to this application, which has been forwarded to the Planning Inspectorate. If LTC wish to make comments / modify or withdraw previous representation it must be completed by 16/01/17
- c. Planning Application Withdrawn
- i. N/105/02111/16 – Elm Lodge, 57 Crowtree Lane – Extension – withdrawn 14th December 2017.

367. Next Meeting

The date of the next scheduled meeting is 17th January 2017

The Meeting Closed at 20:44 hrs.

Signed _____ (Chairman)

Dated _____