

NORTH AREA COMMITTEE

21 November 2013

6.30 - 7.05 pm

Present: Councillors Pitt (Chair), Tunnacliffe (Vice-Chair), Abbott, Boyce, Bird, Brierley, Gawthrop, Kerr, O'Reilly, Price, Todd-Jones and Ward

Officers:

Principal Planning Officer: Tony Collins

Committee Manager: Toni Birkin

FOR THE INFORMATION OF THE COUNCIL**13/74/NAC Apologies for Absence**

There were no apologies given.

13/75/NAC Declarations of Interest (Planning)

There were no declarations of interest.

13/76/NAC Minutes

The minutes of the meeting of the 3 October 2013 were approved and signed as a correct record.

13/77/NAC Planning Items**4a 13/1363/FUL - 49 Arbury Road**

The Committee received an application for full planning permission.

The application sought approval for the erection of five 3x bed terrace dwellings and a FOG, along with the conversion and vertical sub-division of No.49 Arbury Road into two houses (1 bed unit and 1 x 2 bed unit), together with six car parking spaces, cycle parking and associated hard and soft landscaping (following the demolition of the existing garage buildings on site).

The Committee received a representation in objection to the application from Mrs Naomi Needs.

The representation covered the following issues:

- i. Speaking on behalf of a number of objectors.
- ii. Changes since last application make the application more problematic for 20 and 22 Lee Road.
- iii. Windows would be close to boundary.
- iv. Loss of morning light.
- v. Shadow study misleading.
- vi. Density inappropriate.
- vii. Scale overbearing.
- viii. Access and parking problems.
- ix. Smaller development would be more appropriate for this site.

Rowan Hayson (Architect) addressed the Committee on behalf of the applicant and in support of the application.

Resolved (by 9 votes to 2) to grant the application for planning permission in accordance with the officer recommendation, for the reasons set out in the officer report, and subject to the conditions recommended by the officers.

4b 13/1478/FUL - 99 Green End Road

The Committee received an application for full planning permission.

The application sought approval for a two storey rear extension to existing semi-detached house.

Mr Ng addressed the Committee in support of the application.

Resolved (by 6 votes to 3) to refuse the application for planning permission in accordance with the officer recommendation and for the reasons set out in the officer report.

The meeting ended at 7.05 pm

CHAIR