

**RUSHDEN TOWN COUNCIL**

**MINUTES OF THE MEETING OF THE PLANNING CONSULTATIVE COMMITTEE HELD ON TUESDAY 6<sup>th</sup> February 2024 AT RUSHDEN HALL, RUSHDEN, COMMENCING AT 7.30PM**

Present: Chairman: David Coleman (Chairman)

Councillors: Cameron Clarke - Vice Chairman  
Philip Humphrey Richard Lewis  
Marian Hollomon Tracey Smith [Ex Officio]  
Kaye Rawlins Anthony Spooner  
Adrian Winkle

Officer: Paul Wilcox

**296/24 DECLARATIONS OF INTEREST**

Cllr Adrian Winkle declared a Bias interest in Application NE/23/01333/FUL and left the meeting when this item was discussed and took no part in discussion and voting thereon.

Cllrs Philip Humphries, Richard Lewis, Marian Hollomon all declared a Bias interest in Application NE/23/01278/FUL and left the meeting when this item was discussed and took no part in discussion and voting thereon.

**297/24 APOLOGIES**

Apologies of absence were submitted on behalf of Cllrs, Carol Childs, Cesare Marinaro, King Lawal, Paul Harley, and Town Clerk Vivienne Prodger.

**298/24 MINUTES**

**RESOLVED**

That the minutes of the meeting of the Planning Consultative Committee held on Tuesday 16<sup>th</sup> December 2023 be approved and signed by the Chairman as a true record.

**299/24 PLANNING APPLICATIONS**

That the following comments be submitted to North Northamptonshire Council:

The Chairman proposed that Application Number NE/23/01333/FUL was brought to the top of the planning list and was considered first as members of the public were in attendance for this application.

<b>Planning Application</b>	<b>Comments</b>
<b>Planning Application: NE/23/01333/FUL</b> <b>Applicant: Mr M Moore (Venture Properties Group Limited)</b> <b>Planning Officer: Katherine Hale</b> <b>Ward: Pemberton</b> <b>Responses Due Back: 4<sup>th</sup> March 2024</b>  Demolition of existing building to be replaced with residential development of 17no. affordable dwellings with associated parking at Rushden Windmill Club, Glassbrook Road, Rushden, Northamptonshire, NN10 9TH.	Members discussed this application and agreed to seek advice from Aitchison Rafferty to prepare a letter of objection on behalf of Rushden Town Council.

<p><b>Planning Application: 20/01453/OUT</b>  <b>Applicant: Taylor Wimpey UK Limited &amp; BDW Trading Limited</b>  <b>Planning Officer: William Tysterman</b>  <b>Ward: Hayden</b>  <b>Responses Due Back:</b></p> <p>Outline Planning Application for a Sustainable Urban Extension comprising residential development of up to 2,200 dwellings (Class C3), residential institution (Class C2), up to 110,000 square metres of employment development (Classes B2 (General Industrial), B8 (Storage and Distribution), E(comprising Office, Research and Development of Products or Processes and Industrial Processes)), two local centres, two primary schools, one secondary school, details of the principal accesses from A6 /John Clark Way roundabout and Newton Road, secondary vehicular and non-vehicular accesses, public open space including Suitable Alternative Natural Greenspace, cemetery, allotments, noise mitigation features, drainage, primary sub-station utilities apparatus and associated engineering works, demolition of existing buildings, earthworks and ground remodelling (All Matters reserved except Access) at Rushden East Urban Extension, Liberty Way, Rushden, Northamptonshire.</p> <p><b>(Deferred from 16<sup>th</sup> January 2024)</b></p>	<p>Rushden Town Council are in support of this application however we do wish the comments made on behalf of Rushden Town Council are taken onboard and addressed as this planning application progresses.</p>
<p><b>Planning Application: NE/23/01101/FUL</b>  <b>Applicant: Mr O Aiyegbusi</b>  <b>Planning Officer: Chris Hill</b>  <b>Ward: Pemberton</b>  <b>Responses Due Back: 16th February 2024</b></p> <p>Ground floor rear and front porch extension. Part first floor rear, front and side extension. Rear dormer roof extension, two front roof windows at 78 Park Avenue, Rushden, Northamptonshire, NN10 9NR.</p>	<p>No Objection</p>

<p><b>Planning Application: NE/23/01219/FUL</b>  <b>Applicant: Mr Tim Price (Goliath Property Ltd)</b>  <b>Planning Officer: Jacqui Colbourne</b>  <b>Ward: Hayden Central</b>  <b>Responses Due Back: 16<sup>th</sup> February 2024</b></p> <p>External quality stair to the first floor with new personnel door and dormer. The corrugated roof changed to a tiled roof to match the existing main roof at 4B Alfred Street, Rushden, Northamptonshire, NN10 9YS.</p> <p><b><u>AMENDMENT/ADDITIONAL INFORMATION RECEIVED - AMENDED PLANS AND DESCRIPTION OF WORKS RECEIVED 25/01/2024.</u></b></p>	<p>No Objection</p>
<p><b>Planning Application: NE/23/01222/FUL</b>  <b>Applicant: Mr and Mrs Draper</b>  <b>Planning Officer: Erika Davies</b>  <b>Ward: Hayden</b>  <b>Responses Due Back: 12<sup>th</sup> February 2024</b></p> <p>Loft conversion with rear dormer and roof lights to front at 60 Alnwick Close, Rushden, Northamptonshire, NN10 0TB.</p>	<p>No Objection</p>
<p><b>Planning Application: NE/23/01278/FUL</b>  <b>Applicant: Mr Matthew Sharpe (CC Town Planning)</b>  <b>Planning Officer: Nick Clark</b>  <b>Ward: Hayden Central</b>  <b>Responses Due Back: EOT till 9<sup>th</sup> February 2024.</b></p> <p>Proposed Conversion of First and Second Floors to Create 14no. Flats at 1 - 11 High Street, Rushden, Northamptonshire.</p>	<p>Rushden Town Council object to this Planning application.</p> <p>Due to insufficient parking provision for the number of flats proposed. Rushden Town Council are concerned with the suggestion of parking provision being met by on street parking and the use of Public Car Parks to fulfil the parking requirements for this application.</p>
<p><b>Planning Application: NE/23/01332/FUL</b>  <b>Applicant: Mr And Mrs Hyslop</b>  <b>Planning Officer: Erika Davies</b>  <b>Ward: Spencer</b>  <b>Responses Due Back: 12<sup>th</sup> February 2024</b></p> <p>Extension to the existing raised terrace with partial basement (lower ground floor) extension below. at The Higher Grange, 100 Hayway, Rushden, Northamptonshire, NN10 6AQ.</p>	<p>No Objection</p>
<p><b>Planning Application: NE/24/00007/FUL</b>  <b>Applicant: Rachel Law</b>  <b>Planning Officer: Ellen Carr</b>  <b>Ward: Bates</b>  <b>Responses Due Back: 18<sup>th</sup> February 2024</b></p> <p>Two storey rear extension at 148A Avenue Road, Rushden, Northamptonshire, NN10 0SW.</p>	<p>No Objection</p>

<p><b>Planning Application: NE/24/00057/FUL</b> <b>Applicant: Greenbox Developments Ltd</b> <b>Planning Officer: Chris Hill</b> <b>Ward: Hayden Central</b> <b>Responses Due Back: 25<sup>th</sup> February 2024</b></p> <p>First floor side extension with replacement front entrance doors to units 2 &amp; 3 at 65 Moor Road, Rushden, Northamptonshire, NN10 9TP.</p>	<p>No Objection</p>
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Chairman