

PLANNING COMMITTEE

Monday, 15th May, 2017

Present:-

Councillor Brittain (Chair)

Councillors	Simmons	Councillors	Caulfield
	P Barr		Elliott
	Brady		Hill
	Callan		Miles

*Matters dealt with under the Delegation Scheme

The following site visits took place immediately before the meeting and were attended by the following Members:-

CHE/17/00037/FUL – Three new detached dwellings (CMRA Received on 14/03/2017 and revised plans received on 25/04/2017) on land to the rear of The Gables, Netherthorpe, Chesterfield.

Councillors P Barr, Brady, Brittain, Callan, Caulfield, Elliott, Hill, Miles and Simmons.

CHE/17/00182/REM – Reserved matters application for access, appearance, landscaping, layout and scale – Planning application No. CHE/13/00781/EOT – Construction of a use class B2/B8 unit with use class B1(A) office space plus substation, cycle shelter, smoking shelter, associated drainage, landscaping, engineering and access works, parking arrangements and provision of pump house and sprinkler tanks at Plot 13 Markham Vale, Chesterfield.

Councillors P Barr, Brady, Brittain, Callan, Caulfield, Elliott, Hill, Miles and Simmons.

1 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Bingham, Catt, Davenport, T Gilby and Sarvent.

**2 DECLARATIONS OF MEMBERS' AND OFFICERS' INTERESTS
RELATING TO ITEMS ON THE AGENDA**

No declarations of interest were received.

3 MINUTES OF PLANNING COMMITTEE

RESOLVED -

That the Minutes of the meetings of the Planning Committee held on 3 and 24 April, 2017 be signed by the Chair as a true record.

**4 APPLICATIONS FOR PLANNING PERMISSION - PLANS
DETERMINED BY THE COMMITTEE**

*The Committee considered the under-mentioned applications in light of reports by the Group Leader, Development Management and resolved as follows:-

CHE/17/00182/REM - RESERVED MATTERS APPLICATION FOR ACCESS, APPEARANCE, LANDSCAPING, LAYOUT AND SCALE - PLANNING APPLICATION NO. CHE/13/00781/EOT -CONSTRUCTION OF A USE CLASS B2/B8 UNIT WITH USE CLASS B1(A) OFFICE SPACE PLUS SUBSTATION, CYCLE SHELTER, SMOKING SHELTER, ASSOCIATED DRAINAGE, LANDSCAPING, ENGINEERING AND ACCESS WORKS, PARKING ARRANGEMENTS AND PROVISION OF PUMP HOUSE AND SPRINKLER TANKS AT PLOT 13 MARKHAM VALE, CHESTERFIELD.

That the officer recommendation be upheld and the application be approved subject to the following conditions:-

1. All external dimensions and elevational treatments shall be as shown on the approved plans/reports (listed below) with the exception of any approved non material amendment.

6037-046 Site Location Plan
6037-047A Site Plan Existing
6037-038A Building Plan
6037-039 Office Plans
6037-040A Building Elevations and Typical Cross Section
6037-041A Vault Layout Plans

6037-042 Vault Sections
6037-045B Alternate Site Plan
6037-048 Roof Plan
6037-049 Alternate Site Sections
6037-050A Building Elevations and Typical Cross Section (Completed Development)
6037-110A Cycle/Smoking Shelter and Fence Details
BIM-BWB-HDG-15-DR-D-500 S1 Rev P1 Proposed Drainage Strategy
BIM-BWB-HDG-15-DR-D-501 S1 Rev P1 Proposed Drainage Strategy
Foul Drainage Route Sheet 2
BIM-BWB-HGN-15-DR-D-SK10 S1 Rev P1 HGV and Large Car Tracking Design and Access Statement prepared by WYG dated March 2017
Travel Plan prepared by BWB dated 10 March 2017.

2. No development shall take place until space is provided within the site curtilage, for site accommodation, storage of plant and materials, parking and manoeuvring of site operative's and visitor's vehicles together with the loading/unloading and manoeuvring of goods vehicles. The space shall be constructed and laid out to enable vehicles to enter and leave the site in a forward gear, in surface materials suitable for use in inclement weather and maintained free from impediment throughout the duration of construction works.
3. No part of the development hereby approved shall be occupied until space has been laid out within the site in accordance with the approved plan for cars to be parked, for the loading and unloading of vehicles and for vehicles to turn so that they may enter and leave the site in forward gear. Thereafter all spaces and dedicated turning areas shall be maintained in perpetuity clear of any obstruction to their dedicated use.
4. Prior to the development being brought into use the cycle parking spaces shown on 6037-110A Cycle/Smoking Shelter and Fence Details shall be provided on site. The cycle parking shall be retained thereafter in perpetuity.
5. Prior to occupation of the building, full details of hard and soft landscape works for the approved development shall have been submitted to and approved in writing by the Local Planning Authority, and implemented in accordance with the details approved.

6. If, within a period of five years from the date of the planting of any tree or plant, that tree or plant, or any tree or plant planted as a replacement for it, is removed, uprooted or destroyed or dies, or becomes, in the opinion of the Local Planning Authority, seriously damaged or defective, another tree or plant of the same species and size as that originally planted shall be planted at the same place, unless the Local Planning Authority gives its written consent to any variation.

7. Prior to their installation details of any External Lighting to be installed shall be submitted to and approved in writing by the Local Planning Authority. Only those details which receive written approval shall be implemented on site.

8. Prior to their installation details of the Pump House and Sprinkler Tanks including their colour shall be submitted to and approved in writing by the Local Planning Authority. Only those details which receive written approval shall be implemented on site.

9. The Approved Travel Plan shall be implemented in accordance with the timescales specified therein, to include those parts identified as being implemented prior to occupation and following occupation, unless alternative timescales are agreed in writing with the Local Planning Authority. The Approved Travel Plan shall be monitored and reviewed in accordance with the agreed Travel Plan targets.

10. Construction work shall only be carried out on site between 8:00am and 6:00pm Monday to Friday, 9:00am to 5:00pm on a Saturday and no work on a Sunday or Public Holiday. The term "construction work" will also apply to the operation of plant, machinery and equipment.

CHE/17/00037/FUL - THREE NEW DETACHED DWELLINGS (CMRA RECEIVED ON 14/03/2017 AND REVISED PLANS RECEIVED ON 25/04/2017) ON LAND TO THE REAR OF THE GABLES, NETHERTHORPE, CHESTERFIELD, DERBYSHIRE S43 3PU

That the officer recommendation be upheld and the application be approved subject to the following conditions:-

A. 1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

2. All external dimensions and elevational treatments shall be as shown on the approved plans (listed below) with the exception of any approved non material amendment.

- 111-1116-T Topographical Survey
- JC/STAVELEY-PL-001.2 Rev A Plots 2 and 3 Elevations and Floor Plans
- JC/STAVELEY-PL-001.1 Rev D Plot 1 Elevations and Floor Plans, Proposed Site Plan and OS Plan
- Coal Mining Report and Coal Mining Risk Assessment

Drainage

3. No development shall take place until details of the proposed means of disposal of foul and surface water drainage, including details of any balancing works and off-site works, have been submitted to and approved in writing by the Local Planning Authority. The site shall be developed with separate systems of drainage for foul and surface water on and off site.

4. There shall be no piped discharge of surface water from the development prior to the completion of the approved surface water drainage works and no buildings shall be occupied or brought into use prior to completion of the approved foul drainage works.

Site Investigations

5. Development shall not commence until intrusive site investigations have been carried out by the developer to establish the exact situation regarding coal mining legacy issues and contamination on the site and approval for commencement of development given in writing by the Local Planning Authority. The investigation and conclusions shall include any remedial works and mitigation measures required/proposed for the remediation/stability of the site. Only those details which receive the written approval of the Local Planning Authority shall be carried out on site.

Contamination/Noise

6. A. Development shall not commence until details as specified in this condition have been submitted to the Local Planning Authority for consideration and those details, or any amendments to those details as

may be required, have received the written approval of the Local Planning Authority.

I. A desktop study/Phase 1 report documenting the previous land use history of the site.

II. A site investigation/Phase 2 report where the previous use of the site indicates contaminative use(s). The site investigation/Phase 2 report shall document the ground conditions of the site. The site investigation shall establish the full extent, depth and cross-section, nature and composition of the contamination. Ground gas, groundwater and chemical analysis, identified as being appropriate by the desktop study, shall be carried out in accordance with current guidance using UKAS accredited methods. All technical data must be submitted to the Local Planning Authority.

III. A detailed scheme of remedial works should the investigation reveal the presence of ground gas or other contamination. The scheme shall include a Remediation Method Statement and Risk Assessment Strategy to avoid any risk arising when the site is developed or occupied.

B. If, during remediation works any contamination is identified that has not been considered in the Remediation Method Statement, then additional remediation proposals for this material shall be submitted to the Local Planning Authority for written approval. Any approved proposals shall thereafter form part of the Remediation Method Statement.

C. The development hereby approved shall not be occupied until a written Validation Report (pursuant to A II and A III only) has been submitted to and approved in writing by the Local Planning Authority. A Validation Report is required to confirm that all remedial works have been completed and validated in accordance with the agreed Remediation Method Statement.

7. Construction work shall only be carried out on site between 8:00am and 6:00pm Monday to Friday, 9:00am to 5:00pm on a Saturday and no work on a Sunday or Public Holiday. The term "work" will also apply to the operation of plant, machinery and equipment.

Highways

8. Before any other operations are commenced, space shall be provided within the site for storage of plant and materials, site accommodation,

loading, unloading and manoeuvring of goods vehicles, parking and manoeuvring of employees and visitors vehicles, laid out and constructed in accordance with detailed designs first submitted to and approved in writing by the Local Planning Authority. Once implemented the facilities shall be retained free from any impediment to their designated use throughout the construction period.

9. The premises the subject of the application shall not be occupied until space has been provided within the application site in accordance with the application drawings for the parking and manoeuvring of vehicles, laid out, surfaced and maintained throughout the life of the development free from any impediment to its designated use.

Others

10. Within 2 months of commencement of development, unless otherwise agreed in writing by the Local Planning Authority, full details of hard and soft landscape works for the approved development shall be submitted to the Local Planning Authority for consideration. The hard landscaping scheme shall take account of any root protection areas to retained trees/hedgerows on site and may require alternative measures of construction and finishes to be considered.

Hard landscaping includes proposed finished land levels or contours; means of enclosure; minor artefacts and structures (e.g. furniture, play equipment, refuse or other storage units, signs, lighting etc.) retained historic landscape features and proposals for restoration, where relevant. These works shall be carried out as approved prior to the occupation of the dwelling.

11. Notwithstanding the provision of the Town and Country Planning (General Permitted) Development Order 1995 (as amended) there shall be no extensions, outbuildings or garages constructed (other than garden sheds or greenhouses of a volume less than 10 cubic metre) or additional windows erected or installed at or in the dwelling hereby approved without the prior written agreement of the Local Planning Authority.

12. Before construction works commence or ordering of external materials takes place, precise specifications or samples of the walling and roofing materials to be used shall be submitted to the Local Planning Authority for consideration. Only those materials approved in writing by the Local Planning Authority shall be used as part of the development.

13. No removal of buildings, trees or shrubs shall take place between 1st March and 31st August inclusive, unless a competent ecologist has undertaken a careful, detailed check of buildings and vegetation for active birds' nests immediately before the building is demolished/ vegetation is cleared and provided written confirmation that no birds will be harmed and/or that there are appropriate measures in place to protect nesting bird interest on site. Any such written confirmation should be submitted to the Local Planning Authority.

14. In the event it is proposed to import soil onto site in connection with the development the proposed soil shall be sampled at source and analysed in a MCERT certified laboratory, the results of which shall be submitted to the Local Planning Authority for consideration. Only the soil approved in writing by the Local Planning Authority shall be used on site.

B. That a CIL Liability notice be issued for £9,500 as per section 5.7 of the officer's report.

**CHE/15/00843/LBC - UPDATE REPORT - LISTED BUILDING
CONSENT APPLICATION FOR RESTORATION AND CONVERSION
OF THE GRADE II* LISTED WALTON WORKS BUILDING TO
GROUND FLOOR RETAIL UNITS AND OFFICES WITH 26
APARTMENTS ABOVE AND MILL TERRACE TO 11 DWELLINGS
WITH ASSOCIATED PARKING AT FORMER WALTON AND
BOYTHORPE WORKS, OFF FACTORY STREET AND GOYT SIDE
ROAD, BRAMPTON, CHESTERFIELD, DERBYSHIRE S40 2BN**

Pursuant to Minute No.111 (2016/17) the Development Management and Conservation Manager submitted a report requesting that members considered proposed revisions to the approved conditions for applications CHE/15/00843/LBC and CHE/15/00832/FUL, and for authority to be delegated to the Development Management and Conservation Manager, in consultation Historic England, to make any further necessary amendments to the exact wording of the final conditions affecting the listed building and the S106 agreement.

***RESOLVED –**

A. That the approved conditions for CHE/15/00843/LBC be amended as follows:

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

2. All external dimensions and elevational treatments shall be as shown on the approved plans (listed below) with the exception of any approved non material amendment.

Proposed Elevations - Drawing Ref No's 0209.1206 Rev F, 0209.1207 Rev E, 0209.1208 Rev A, 0209.1209 Rev D, 0209.1210 Rev D and 0209-1217 Rev A.

Proposed Floorplans- Drawing Ref No's 0209.1201 Rev G, 0209.1202 Rev G, 0209.1203 Rev D, 0209.1204 Rev E and 0209.1205 Rev C.

Proposed Site Plan - Drawing Ref No's 0209.004 Rev G and 0209.003 (Demolition Site Works Plan).

Proposed Elevations - Drawing Ref No 0209.1211.

Proposed Elevations - Drawing Ref No 0209.1212.

Design & Access Statement V2 - 19/04/2017 (prepared by Ibbotson Architects);

Statement of Community Involvement (prepared by Cerda Planning dated Dec 2015);

Geotechnical and Geo-Environmental Desk Study for Walton Works (prepared by Eastwoods & Partners dated July 2015);

Geotechnical and Geo-Environmental Desk Study for Boythorpe Works (prepared by Eastwoods & Partners dated July 2015);

Sequential Assessment (prepared by Cerda Planning dated Dec 2015);

Retail Impact Assessment (prepared by Cushman & Wakefield dated Dec 2015);

Arboricultural Report (prepared by Ian Kennedy dated 08 Dec 2015);

Heritage Statement (prepared by Heritage Collective LLP dated May 2012);

Heritage Statement Addendum (prepared by Cerda Planning dated Dec 2015);

Archaeological Desk Based Assessment (prepared by Heritage Collective LLP dated May 2012);

Noise Assessment (prepared by Acoustic Design & Control dated 17 April 2012);

Noise Assessment Addendum (prepared by Noise Assess dated 16 Dec 2015);

Transport Assessment (prepared by AECOM dated July 2016) inc.

Alternative Access Strategy received on 28 October 2016;

Ecology Report (prepared by BSG Ecology dated September 2016) inc. White Clawed Crayfish Survey and River Hipper Baseline Survey (also prepared by BSG Ecology dated August 2016);
Flood Risk Assessment (prepared by Eastwood & Partners dated October 2016);
Surface Water Drainage Strategy Plans (prepared by Eastwoods & Partners dated June 2016 with additional information received 08 Nov 2016); and
Mascot Management Cost Report dated 18th December 2015 and Wilkins Vardy Development Appraisal dated 08 Feb 2016

3. All historic fenestration and doors shall be retained/repared; and any replacement will only be considered in consultation with the Local Planning Authority's Conservation Officer and Historic England. Development shall not commence until a windows and doors schedule of works has been submitted to the Local Planning Authority for consideration and written approval. This schedule shall include a fully detailed appraisal of all such features with full details of condition and any necessary repairs. Any proposed changes to existing windows and doors throughout the mill complex shall be detailed to include the proposed design, means of opening and materials for any new windows and doors, including the proposed ground floor glazed entrance lobby for buildings 7 and 11. Robust justification to the satisfaction of Local Planning Authority's Conservation Officer and Historic England will be required to justify the replacement of any windows and doors with historic and architectural value. Only those details approved in writing shall be implemented on site in strict accordance with the approved schedule.

4. Development shall not commence until an interior schedule of works has been submitted to the Local Planning Authority for consideration and written approval. This schedule shall include detailed floor plans to demonstrate how the proposed room layouts will secure minimal impacts on the interior of the listed buildings, the approach to how partitions will be fixed and how the walls will be treated e.g. establishing the principle of setting partitions to the underside of the exposed beams/walls to be left exposed rather than plaster boarded; and the schedule will need to demonstrate how the apartments will be arranged to preserve and integrate with the cast iron columns, brick arches and historic floor structures. Only those details approved in writing by the Local Planning Authority shall be implemented on site in strict accordance with the approved schedule.

5. Development shall not commence until full details of the proposed service plans in and around the listed building have been submitted to the Local Planning Authority for consideration and written approval. These plans shall include the location of main service runs and plant relating to gas, electricity, ventilation and waste. Only those details approved in writing by the Local Planning Authority shall be implemented on site in strict accordance with the approved scheme.

6. Development shall not commence until further details of any new materials samples or specifications have been submitted to the Local Planning Authority for consideration and written approval. These details shall include any new roofing materials, brickwork, stonework and re-pointing; as well as details/specifications of the proposed materials for the external lifts and additional floor elevations. Only those details approved in writing by the Local Planning Authority shall be implemented on site in strict accordance with the approved scheme.

7. Development shall not commence until a further details of all rain water goods have been submitted to the Local Planning Authority for consideration and written approval. These details shall include the detailed design and material specification of any new guttering down pipes and hoppers. Only those details approved in writing by the Local Planning Authority shall be implemented on site in strict accordance with the approved scheme.

8. Development shall not commence until further details and sectional drawings have been submitted to the Local Planning Authority for consideration and written approval detailing the integration of the new floors and lifts to the existing building. These plans shall include drawings/details showing how the modern additions will connect to the existing elevations and floors and detail treatment and finishes of cornicing, exposed brickwork etc). Only those details approved in writing by the Local Planning Authority shall be implemented on site in strict accordance with the approved scheme.

9. Development shall not commence until further details of the proposed works to the existing water tank to create the proposed viewing platform have been submitted to the Local Planning Authority for consideration and written approval. Only those details approved in writing by the Local Planning Authority shall be implemented on site in strict accordance with the approved scheme.

B. That as the committee is minded to accept the recommendations regarding the listed building application the proposals be first referred to the Secretary of State for consideration of whether the application should be called in.

C. That the approved conditions for CHE/15/00832/FUL be amended as follows:

52. All external dimensions and elevational treatments shall be as shown on the approved plans (listed below) with the exception of any approved non material amendment.

Proposed Elevations - Drawing Ref No's 0209.1206 Rev F, 0209.1207 Rev E, 0209.1208 Rev A, 0209.1209 Rev D, 0209.1210 Rev D and 0209.1217 Rev A.

Proposed Floorplans – Drawing Ref No's 0209.1201 Rev G, 0209.1202 Rev G, 0209.1203 Rev D, 0209.1204 Rev E and 0209.1205 Rev C.

Proposed Site Plan – Drawing Ref No's 0209.004 Rev G and 0209.003 (Demolition Site Works Plan).

Proposed Elevations – Drawing Ref No 0209.1211.

Proposed Elevations – Drawing Ref No 0209.1212.

Design and Access Statement V2 – 19/04/2017 (prepared by Ibbotson Architects);

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 White Clawed Crayfish Survey and River Hippie Baseline Survey (also
 prepared by BSG Ecology dated August 2016);
 Flood Risk Assessment (prepared by Eastwood & Partners dated October
 2016);
 Surface Water Drainage Strategy Plans (prepared by Eastwoods &
 Partners dated June 2016 with additional information received 08 Nov
 2016); and
 Mascot Management Cost Report dated 18th December 2015 and Wilkins
 Vardy Development Appraisal dated 08 Feb 2016

D. That authority be delegated to the Development Management and Conservation Manager, in consultation Historic England, to make any further necessary amendments to the exact wording of the final conditions affecting the listed building and the S106 agreement.

5 BUILDING REGULATIONS (P880D)

*The Chief Building Control Officer reported that pursuant to the authority delegated to him he had determined the under-mentioned plans under the Building Regulations:-

(a) Approvals

17/00537/DCC	Derbyshire County Council - Pitched roof re-cover at Hasland Youth Centre Hasland Youth Centre Hasland Hall Community School Broomfield Avenue Hasland Chesterfield Derbyshire S41 0LP
17/00540/OTHC	Other Works (Commercial) - Creation of smaller offices in large office at Love Your Skin Dunston Innovation Centre Dunston Road Chesterfield Derbyshire S41 8NG
17/00527/OTHBN	Other(Domestic) Works Building Notice - Conversion of dilapidated ext store and WC to shower room and WC at 115 - 117 Baden Powell Road Chesterfield Derbyshire S40 2RL

17/00361/DEX	Domestic Extensions/Alterations - Two storey and single storey extension at 51 Langtree Avenue Old Whittington Chesterfield Derbyshire S41 9HW
17/00595/DEX	Domestic Extensions/Alterations - Extension at 59 Peveril Road Newbold Chesterfield Derbyshire S41 8RY
17/00243/DEX	Domestic Extensions/Alterations - Single storey rear extension and first floor extension over garage at 6 Woodside Close Loundsley Green Chesterfield Derbyshire S40 4PW
17/00616/DEX	Domestic Extensions/Alterations - Extension to rear at 15 Newby Road Newbold Chesterfield Derbyshire S41 8HG
17/00617/OTHD	Other Works (Domestic) - Garage - store alteration to dining room at 88 Moorland View Road Walton Chesterfield Derbyshire S40 3DF
17/00309/DEX	Domestic Extensions/Alterations - Kitchen extension at 6 Leyburn Close Brockwell Chesterfield Derbyshire S40 4DW
17/00393/MUL	Multiple Domestic - Extension and loft conversion at 108 Peveril Road Newbold Chesterfield Derbyshire S41 8SG
(b) Refusal	
17/00472/DEX	Domestic Extensions/Alterations - Single storey rear extension at 1 Manor House Court Stonegravels Chesterfield Derbyshire S41 7GY

**6 APPLICATIONS FOR PLANNING PERMISSION - PLANS
DETERMINED BY THE DEVELOPMENT MANAGEMENT AND
CONSERVATION MANAGER (P140D)**

*The Development Management and Conservation Manager reported that pursuant to the authority delegated to him, he had determined the under-mentioned applications subject to the necessary conditions:-

(a) Approvals

CHE/16/00538/LBC	Ground floor extension to rear (revised drawings received 27.01.2017) at Old Rectory Guest House 8 Church Street Staveley S43 3TL for Mr Bill Cooney
CHE/16/00540/FUL	Ground floor extension (revised drawings received 08.03.2017) at Old Rectory Guest House 8 Church Street Staveley S43 3TL for Mr Bill Cooney
CHE/16/00628/FUL	Removal of front hedge to Albion Road to be replaced by 2m high fence, and two outbuildings - one outbuilding containing hot tub and one outbuilding with outdoor seating. Amended information received and amended description at 3 Albion Road Chesterfield S40 1NB for Mrs Silvia Richards
CHE/16/00812/FUL	An existing garage is to be demolished and rebuilt in a different location as shown on the attached drawings - amendments to CHE/15/00774/FUL at 662 Chatsworth Road Chesterfield S40 3NU for Mr Adam Lord
CHE/17/00008/FUL	Proposed single storey garage extension with internal alteration at ground floor level at 13 George Street Brimington S43 1HG for Mr Chris Blackwell
CHE/17/00012/FUL	Two storey extension to the side elevation at 4 Chestnut Drive Hollingwood S43 2LZ for Mr David Bannister
CHE/17/00035/FUL	Two storey rear extension including internal alterations at 491 Newbold Road Chesterfield S41 8AE for Ms Andrea Collins

CHE/17/00046/FUL	Single storey rear extension at 1 St Davids Rise Walton S40 3HD for Mr Tom Snowdon
CHE/17/00052/FUL	Demolition of existing garage, extensions to property, internal alterations with refurbishment and hip type roof (revised plans received 24.03.2017) at 1 Hundall Lane Old Whittington S41 9QT for Mr and Mrs Lawson
CHE/17/00084/FUL	Replacement of original single glazed metal framed windows with new double glazed aluminium windows with maintenance free polyester powder coated finish. Colour RAL 8014 (Sepia Brown) selected to match colour of existing window frames at Police Station New Beetwell Street Chesterfield S40 1QP for Rider Levett Bucknall
CHE/17/00088/FUL	Single storey extension (revised plans received 22.03.2017) at 134 Hady Hill Hady S41 0EF for Mr Andy Laughton
CHE/17/00097/LBC	Take down end wall of brick built dairy adjoining farmhouse on Dunston Barns property, rebuild end wall in stone within farmhouse boundary to cut off access to Dunston Barns property and also take down wooden coal store situated in yard at rear of farmhouse at Dunston Grange Farm Dunston Lane S41 9RJ for Mr Philip Simpson
CHE/17/00107/CO	Change of use from D1 to D2 (yoga studio) at 19 South Street Chesterfield S40 1QX for Mrs T Boynton
CHE/17/00108/ADV	3 off externally illuminated fascia sign with M3 letters and 1 off externally illuminated totem sign at proposed Co-op Development Inkersall Green Road Inkersall S43 3HA for Central England Co-operative

CHE/17/00109/FUL	Demolition of existing single storey side extension and existing porch and extension to side of the dwelling over previously converted garage at 54 Foxbrook Drive Walton S40 3JR for Mr Amarnath
CHE/17/00112/FUL	Change of use required from Business use, A2 Financial and professional services, back to residential use at Total Accountancy Ltd 490 Sheffield Road Whittington Moor S41 8LP for Miss Jolene Elliot
CHE/17/00117/FUL	Single storey side extension to replace existing side outbuilding, new sloping roof to rear at 14 Rhodes Avenue S41 7AY for Mr Andrew Flint
CHE/17/00118/FUL	Proposed single storey side and rear adjoined extension to cater for new utility space and living area, works will include internal re-model of existing house at 16 Station Road Barrow Hill S43 2NL for Mr John Treweek
CHE/17/00122/CO	Change of use from butchers shop to beauty salon at Reads Butchers Ltd 37 Chatsworth Road S40 2AH for The Pamper Shack
CHE/17/00129/FUL	Engineering operations to provide a stepped approach and widened driveway together with widened dropped kerb at 247 Handley Road New Whittington S43 2ES for Mr Keith Lawson
CHE/17/00130/RE	Reserved matters application for CHE/16/00486/OUT for proposed single storey bungalow. Additional information received 18.04.2017 at 104 Calow Lane Hasland S41 0AX for Mrs Dianne Harrison
CHE/17/00131/FUL	Two storey side extension at 10 Herriot Drive Chesterfield S40 2UR for Mr Gareth McManus

CHE/17/00133/FUL	Re-submission of CHE/16/00710/FUL for erection of a conservatory with lean to roof at the rear of house at 146 Spital Lane Chesterfield S41 0HN for Mr Leigh Merry
CHE/17/00140/RET	Removal of hedge and replacement with a wooden fence with concrete posts at 7 Craglands Grove Chesterfield S40 4XT for Mr Ian Dicken
CHE/17/00142/FUL	Double storey side extension and single storey rear extension and internal alterations - revised as plan received 18/04/2017 at 1 Brookside Cottages Hackney Lane Nesfield Barlow S18 7TB for Mr Glen Frost
CHE/17/00145/FUL	Ground floor extension to rear and side elevations at 738 Chatsworth Road Chesterfield S40 3PN for Mr Simon Jones
CHE/17/00146/FUL	First floor extension for alterations to existing building to provide 4 additional GP consultation rooms and wheel chair hoist lift. Alterations to car park to provide 4 additional car parking spaces at Hasland Medical Centre 1 Jepson Road Hasland S41 0NZ for Rosalyn Hewitt
CHE/17/00148/FUL	Alterations to previously approved application CHE/15/00356/FUL to allow flat roof side extension in lieu of pitched roof side extension (2 storey) in association with front and rear extensions at 68 Netherfield Road Chesterfield S40 3LS for Mrs Helen McDonald
CHE/17/00162/FUL	Ground floor rear extension and patio, loft conversion and front car hardstanding at 9 Hazel Drive Walton S40 3EN for Mr and Mrs M Edmunds
CHE/17/00169/FUL	Single storey rear extension at 28 Dukes Drive Chesterfield S41 8QG for Mr Tim Kirk

CHE/17/00180/CO	Change of use to retail area from A1 to A3 at Market Hall Market Place Chesterfield S40 1AR for Chesterfield Borough Council
CHE/17/00193/TPO	Oak (T43) to prune branch extension by 1.5 over the plot and remove branch growing over the sub-station, Poplar (T48) to dismantle fell, Maple (T46) dismantle fell, Maple (T36) to crown lift behind plot 2, Lime (T14) dismantle fell, Oak (T11) Side prune the site side of the tree by 1.5m and remove a low limb at Ringwood Centre Victoria Street Brimington S43 1HY fFor D J Atkinson Construction Ltd
CHE/17/00210/TPO	Beech in group G2 - prune back to 2m from house at Netherleigh 34 Netherleigh Road Chesterfield S40 3QJ for Mr Ashley Kirk
CHE/17/00212/TPO	Crown lift and thin all trees behind 88 Hady Crescent at St Peter and St Paul School Hady Hill S41 0EF for Mrs Lynne Lynch
CHE/17/00242/NM	Non material amendment to CHE/16/00168/FUL at 15 Balmoak Lane Tapton S41 0TH for Ray and Linda Avery
CHE/17/00246/TPO	1 Sycamore, 1 Ash, 2 x Horse Chestnuts. All 4 trees to be crowned and thinned by 20% and the crown lifted by 3 metres at 8 Green Glen Chesterfield S40 3SH for Mrs Kate Ogilby
CHE/17/00275/NM	Non-material amendment to CHE/14/00862/FUL (Rear single storey extension, single storey to front and rear of existing garage, garage conversion and extension to existing front porch) to reposition door to front extension to garage, remove side door and replace with window on extension to existing garage (rear), reposition windows and doors to rear of single storey rear extension and increase amount of velux roof lights to rear single storey extension at 181 Newbold Road Newbold S41 7PR for Mrs S Pearce

(b) Refusals

CHE/17/00062/CO	Change of use to hot food takeaway at 50 Whittington Hill Old Whittington S41 9HA for Mr Barham Mohammed Mustafa
CHE/17/00135/FUL	Erection of a single storey dwelling including reconfigure boundary between No. 82 and new dwelling along with new site crossover onto Delves Close at rear of 82 Walton Road Walton S40 3BY for Ms Andrea Collins

(c) Discharge of Planning Condition

CHE/17/00155/DO	Discharge of Condition No. 6 (additional off street parking now located in front of the property including new proposed vehicle access) - Planning Application CHE/15/00719/FUL (Proposed two storey and single storey extensions) at 3 Holmebank East Chesterfield for Mr Shahid Parvez
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(d) Prior notification approval not required

CHE/17/00164/TPD	Rear extension at 108 Peveril Road Chesterfield S41 8SG for Mr and Mrs Robertson
CHE/17/00184/TPD	Single storey lean-to rear extension at 38 Franklyn Road Chesterfield S40 4AY for Mr Graeme Cooper
CHE/17/00254/TPD	Proposed rear single storey at 15 Newby Road Newbold S41 8HG for Mr Bill Atkins

7 APPEALS REPORT (P000)

The Development Management and Conservation Manager reported on the current position in respect of appeals which had been received.

***RESOLVED -**

That the report be noted.

8 ENFORCEMENT REPORT (P410)

The Local Government and Regulatory Law Manager and the Development Management and Conservation Manager submitted a joint report on the current position regarding enforcement action which had been authorised by the Council.

***RESOLVED -**

That the report be noted.