

**MINUTES OF KEYWORTH PARISH COUNCIL PLANNING MEETING
IN THE CENTENARY LOUNGE ON MONDAY 5th FEBRUARY 2024 AT 7.30PM**

PRESENT:

Chair Cllr Butler

Vice Chair Cllr Moncrieff

Committee Cllrs Armour, Kemp.

STAFF: Michelle Law (Clerk) who minuted the meeting.

OTHER COUNCILLORS:

Borough Councillor:

ALSO PRESENT:

Cllrs Fitzgerald, Manning-Ohran and Scott.

There was one member of the public present.

24/3377 APOLOGIES

Apologies were received from Cllrs Clarke, Grice and Oakley and the reason for absence was **ACCEPTED**.

24/3378 DECLARATIONS OF INTEREST

Cllr Armour declared a non-pecuniary interest in item 24/3382b .

24/3379 MINUTES

The minutes of the meeting on 8th January 2023 were **APPROVED** and signed by Cllr Butler as a true record.

24/3380 MATTERS ARISING

There were no matters arising.

24/3381 CORRESPONDENCE

- a. Hillside Farm hearing – **NOTED** – It was also noted that the venue has now been changed to Rushcliffe Areana.
- b. Appeal 27 Main Street – **NOTED** – The Parish Council will write a letter to the inspector to reiterate that they support the views of the very active CAAG group in the village.
- c. Rushcliffe Authority-wide Design Code – **NOTED** – Cllr Moncrieff will draft a response and circulate to other councillors before it being submitted.

a. 23/02231/FUL

Maythorn Bunny Lane Keyworth Nottinghamshire NG12 5LP
Demolition of Dwelling and erection of 3 detached dwellings with parking.

RESOLVED – OBJECT

- **The Parish Council supports the views of Councillor Tony Wells**
- **The properties will fall within the 400m buffer of the cordon sanitaire of the farm on Bunny Lane, this means the properties will have issues with fly's and smells from the farm.**
- **There has been no ecological report submitted with the planning application.**
- **The Parish Council would like to see a more in-depth design and access statement for the site.**

b. 24/00030/TPO

Rebbur House 108 Nicker Hill Keyworth Nottinghamshire
T1 (Red oak). T2 (Maple), T3 (Maple), T4 (Beech) - Crown clean, T5 (chestnut) - 2m reduction, approximately 15-20%, T6 (swamp cypress) - remove 3 lower limbs and balance lower canopy.

RESOLVED – NO OBJECTION

c. 24/00003/FUL

62 Main Street Keyworth Nottinghamshire NG12 5AD
Erection of a single storey rear extension includes application of cedar cladding. Removal of pebble-dash cladding from existing dwelling front side and rear elevations and reinstate original red brick.

RESOLVED – NO OBJECTION

d. 24/00067/FUL

9 Main Street Keyworth Nottinghamshire NG12 5AA
Change of use from an office and first floor flat to single dwelling house. (Retrospective).

RESOLVED – NO OBJECTION

e. 24/00089/FUL

Cheriton Thelda Avenue Keyworth Nottinghamshire NG12 5HU.
Single storey rear extension and alteration to fenestration including new windows. Application of render to all elevations, chimneys and detached garage.

RESOLVED – NO OBJECTION

- **The Parish Council would like to remind the resident of the Parish Council policy of removing mature hedges and trees.**

f. 24/00080/FUL

1 Park Avenue Keyworth Nottinghamshire NG12 5JY

Single storey front extension; new vehicle access off Bunny Lane. Change 1no obscured first floor window to rear and 1no. obscured first floor window to side elevation to unobscured glazed, install new obscured window on rear elevation; re-roof in concrete interlocking tiles.

RESOLVED – OBJECT

- **The Parish Council would like to see a full highways report regarding the access and feel it is unsafe to enter / exit onto the corner of Bunny Lane.**
- **The Parish Council has concerns over the removal of a mature hedge.**
- **The Parish Council has nothing against the building of the new downstairs toilet.**

g. 24/00134/FUL

Mill House 21 Selby Lane Keyworth Nottingham NG12 5AL

Change of facing materials to front and side elevations includes application of off-white render and grey/mixed stacked stone cladding.

RESOLVED – NO OBJECTION

- **The Parish Council would like to remind the resident of the Parish Council policy of removing mature hedges and trees.**

h. 24/00120/FUL

18 Wynbrek Drive Keyworth Nottinghamshire NG12 5FY.

First floor rear extension.

RESOLVED – NO OBJECTION

24/3383 PLANNING DECISIONS

a. 23/01759/FUL

56 Croft Road Keyworth Nottinghamshire NG12 5LD.

Two storey side extension

GRANT PLANNING PERMISSION

Keyworth Parish Council decision – No objection

b. 23/02230/FUL

Land North of 4 Dale Road Keyworth Nottinghamshire NG12 5HS.

Erection of dwelling with parking.

REFUSE PERMISSION

Keyworth Parish Council decision – Object

There being no further business, the Chair closed the meeting at approximately 8.35pm