



North Hykeham Town Council

Minutes of the Planning Committee meeting
held at the Civic Offices, Fen Lane
on Tuesday 18th July 2023 at 7pm

Councillors Present: K Sampson (Chair), M Bennie, A Cruickshanks, J Holt, V Mays, S Sampson

In Attendance: Mrs R Brown (Deputy Clerk)

Public: Mr J Papworth

Mr Papworth spoke about the application 23/0628 and his objections to this proposed development. He expressed his concerns about the land gasses, transport, health and biodiversity.

The meeting commenced at 7.15pm

4-23.1 Apologies for absence and acceptance of reasons given.

There were none.

4-23.2 Receipt of any Declaration of Members' Interests under the Localism Act 2011

The Chair advised that he would accept any Declarations of Interests as the committee progressed.

4-23.3 Notes of the Planning Committee meeting held on 27th June 2023 be approved as a true record of Minutes

It was **RESOLVED** to accept the notes of the Planning Committee meeting held on Tuesday 27th June 2023 as a true record of Minutes, which were signed accordingly.

4-23.4 To elect a Vice-chair of the Planning Committee

It was **RESOLVED** to elect Cllr A Cruickshanks as Vice-Chair of the Planning Committee.

4-23.5 Chair's items

There were none at this time.

4-23.6 To consider the following Planning Applications:

Planning Applications:

23/0713 – 6 Alder Close – Application to vary Condition 4 (Approved plans) attached to planning application 21/0108/HOUS) – Proposed loft conversion and demolish existing garage and erection of new garage/store. Removed velux window from front elevation and replace 3no. velux windows to rear with 2no dormer windows.

It was **RESOLVED** that the committee objected to this application because it is being made retrospectively and it is not what was originally approved.

Cllr Sampson declared a non pecuniary interest in the following item and did not participate in the vote

23/0628 – Land off Heron Walk at Apex Lake, Newark Road – Residential development of up to 120no. dwellings (outline with all matters reserved)

It was **RESOLVED** that the committee object to this application for the following reasons:

1. A further 120 dwellings over and above current developments and planned developments for Hykeham would put additional strain on existing public services – health, education and transport.
2. We have strong concerns over the quality of existing land which has been used for the deposit of waste materials and are concerned about the detrimental effect on current and future residents should this be disturbed.
3. This development would also add a further 900 traffic movements (based on approx.. 8 trips per dwelling per day) at the junction of Heron Walk and Newark Road, where the visibility is below standard. The additional turning traffic that will be generated would cause safety problems on this busy road.
4. The development will remove valuable open space and the biodiversity with its benefits to wildlife and plants, which has been allocated as a Green Wedge (Policy S63) in the Central Lincolnshire Local Plan 2023 and is not an area allocated for development.

7.35pm

Mr Papworth left the meeting

23/0784 – 35 Chestnut Road – Erection of single storey front extension

It was **RESOLVED** that the committee had no objections.

23/0704 – 42 Beverley Grove – Application to vary condition 5 (retained trees and hedges) of planning permission 20/0393/FUL – Extension to existing property to form an additional dwelling – removal of existing holly tree and replace with a similar species to rear south/east corner of property.

It was **RESOLVED** that the committee had no objections.

23/0670 – 275 Newark Road – Proposed fascia sign to the Station Road/south façade of the Building

It was **RESOLVED** that the committee had no objections.

23/0697 – Ripon House, 499 Newark Road – Proposed alteration and extension to property and an erection of triple garage

It was **RESOLVED** that the committee object to this application on the basis of the tree officer's comments regarding the position of the triple garage. They have no objections to the house alterations and extension.

23/0786 – 18 Lincoln Road – Demolish of existing conservatory and erection of single-storey rear extension.

It was **RESOLVED** that the committee had no objections.

TPOs

23/0779/TPO – 411 Newark Road – T1 & T2 Lime – lateral prune tup to 2m on east side.

It was **RESOLVED** that the Committee had no objections.

4-23.7 Decisions received, correspondence and Clerk's items.

New street numbering for Affords Way – 2, 2A, 4 and 4A

22/1781 Land adjacent Sadler Road – Proposed 5G telecoms installation H3G 15m Street pole and additional equipment cabinets – **resolved to confirm that prior approval is not required.**

23/0554 51 Moor Lane – Erection of two storey extension to side and rear and single storey rear extension – **APPROVED.**

23/0545 23 Vespasian Way – Erection of single storey side and rear extension – **APPROVED.**

23/0586 – 4 Station Road – Erection of a first floor side extension – **APPROVED.**

4-23.8 Consideration of the Central Lincolnshire Planning Obligations SPD Consultation

The committee is going to consider this at the next meeting

4-23.9 Consideration of Airspace Change proposal received

It was **RESOLVED** that the committee had no objections.

The meeting closed at 7.55pm.