

MEETING:	Planning Regulatory Board
DATE:	Tuesday, 25 September 2018
TIME:	2.00 pm
VENUE:	Council Chamber, Town Hall, Barnsley

MINUTES

Present Councillors Coates, Franklin, David Griffin, Hampson, Hand-Davis, Higginbottom, Lamb, Leech, Makinson, Richardson, Riggs, Spence, Stowe, Tattersall, Wilson and R. Wraith

In attendance at site visit Councillors Makinson and Richardson

In attendance at meeting Councillors Andrews BEM and Miller

36. Site Visit

Prior to the meeting Members visited the site of Planning Application No. 2018/0362, application for external alterations including partial demolition works, formation of new building entrance, changes to window design and alterations to external parking and manoeuvring at Barnsley Mencap Centre, Burton Road, Monk Bretton.

37. Election of Chair

RESOLVED that, in the absence of Councillor D Birkinshaw, Councillor Richardson be elected Chair for this meeting.

Note: Councillor Richardson in the Chair.

38. Declarations of Pecuniary or Non-Pecuniary Interests

Councillors Coates and Makinson declared Non-Pecuniary interests in **Planning Application 2018/0969** – [Keresforth Centre, houses 1-12, Keresforth Close, Barnsley] in their capacity as Members of Berneslai Homes Board, which was the applicant in respect of this application.

39. Minutes

The minutes of the meeting held on 4th September, 2018 were taken as read and signed by the Chair as a correct record.

40. Barnsley Mencap Centre, Burton Road, Monk Bretton - 2018/0362 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2018/0362** [external alterations at Barnsley Mencap Centre, Burton Road, Monk Bretton, Barnsley].

Mr Kevin Luty addressed the Board and spoke against the officer recommendation to grant the application.

RESOLVED that the application be granted in accordance with the officer recommendation.

41. Land off Halifax Road, Thurgoland - 2018/0028 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2018/0028** [residential development of 25 dwellings and access (outline with all matters reserved apart from access) at land off Halifax Road, Thurgoland].

The report incorporated further information regarding the access to the site, which had been requested by Members in deferring consideration of the application at the Board meeting on 4th September, 2018.

Mr Mark Johnson (of Johnson Mowet) addressed the Board and spoke in favour of the officer recommendation to grant the application.

Mr Robert Blythe (Thurgoland Parish Council) addressed the Board and spoke against the officer recommendation to grant the application.

RESOLVED that the application be granted in accordance with the officer recommendations.

42. Land to the rear of 7 - 29 May Terrace, Barnsley - 2018/0888 - For Refusal

The Head of Planning and Building Control submitted a report on **Planning Application 2018/0888** [erection of 1 dwelling (outline with all matters reserved apart from means of access) to the rear of 7–29 May Terrace, Barnsley, S70 6HS].

Mr David Oliver addressed the Board and spoke against the officer recommendation to refuse the application.

Mr Beaumont addressed the Board and spoke in favour the officer recommendation to refuse the application.

RESOLVED that the application be refused in accordance with the officer recommendations.

43. Land parallel to Ings Lane and south of Bulling Dyke (Site A) and land south of Aspen Grove, Fern Close, Celandine Grove, Maytree Close, Mulberry Close and Honeysuckle Close (Site B) - 2017/1264 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2017/1264** [wetland and habitat creation scheme at Ings Lane and south of Bulling Dyke (Site A) and land south of Aspen Grove, Fern Close, Celandine Grove, Maytree Close, Mulberry Close and Honeysuckle Close (Site B)].

RESOLVED that consideration of the application be deferred to allow Members to visit both sites referred to in the application.

44. Car Park, Fieldsend Road, Goldthorpe - 2017/1701 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2017/1701** [erection of 9 three-storey town houses, car park at Fieldsend Road, Goldthorpe, Rotherham, S63 9LX].

RESOLVED that the application be granted in accordance with the officer recommendations.

45. Ashroyd Business Park, Ashroyd Way, Platts Common - 2018/0864 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2018/0864** [development of site at Ashroyd Business Park for employment uses within classes B1(B) research and development, B1(C) light industrial, B2 general industrial and B8 storage and distribution with ancillary offices 9,180m² GEA and associated access, parking and circulation areas, infrastructure and landscaping (outline with all matters reserved)].

RESOLVED that the application be granted in accordance with the officer recommendation, subject to an additional condition that the orientation of the site lighting should be considered at reserved matters stage in order to avoid light pollution into the adjacent residential area.

46. Keresforth Centre, Houses 1 - 12, Keresforth Close, Barnsley - 2018/0969 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2018/0969** [conversion of disused former NHS residential accommodation at the Keresforth Centre into 13 dwelling units and associated work including alterations to access road, landscaping, provision of bin stores and street lighting].

RESOLVED that the application be granted in accordance with the officer recommendations.

47. Worsbrough Mill Museum and Country Park, Park Road, Worsbrough Bridge - 2018/0839 - For Approval

The Head of Planning and Building Control submitted a report on **Planning Application 2018/0839** [retention of temporary toilet building with access balcony and disabled ramp at Worsbrough Mill Museum and Country Park].

RESOLVED that the application be granted in accordance with the officer recommendations.

48. Planning Appeals - 1st to 31st August

The Head of Planning and Building Control submitted an update regarding cumulative appeal totals for 2018/19.

The report indicated that four appeals were received in August 2018, and one additional appeal decided in July, which had not been previously reported, and had been dismissed. The report noted that, since 1st April 2018, nine appeals have been decided, five appeals (56%) having been dismissed and four appeals (44%) having been allowed.

RESOLVED that the report be noted.

Chair