



# Rutland County Council

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Catmose Oakham Rutland LE15 6HP  
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Minutes of a meeting of the **DEVELOPMENT CONTROL AND LICENSING COMMITTEE** held in the Council Chamber, Catmose, Oakham, at 6.00pm on Tuesday 16 September 2014.

**PRESENT:** Mr M E Baines (in the chair)  
Mrs C J Cartwright  
Mr J T Dale  
Mr R Gale  
Mr D Hollis  
Mr J Lammie  
Mr M Oxley  
Mr C A Parsons  
Mrs C Vernon

**IN ATTENDANCE:** Mr R Begy

<b>OFFICERS</b>	Mr P Gear	Senior Planning Officer
<b>PRESENT:</b>	Mr H Hodgett	Principal Planning Officer
	Mr G Pullan	Development Control Manager
	Mr N Tomlinson	Senior Highways Manager
	Mrs R Lea	Planning/Highways Lawyer – Peterborough City Council
	Mr A Green	Corporate Support Officer

**APOLOGIES FOR ABSENCE:** Mr W J Cross, Mr T C King

## 318 MINUTES

### RESOLVED

That the minutes of the Development Control and Licensing Committee meeting held on 19 August 2014 be confirmed and signed by the Chairman.

## 319 DECLARATIONS OF INTEREST

Mr J T Dale	Item 2 2014/0527/FUL Larkfleet Homes	Mr Dale advised that he is President of the Oakham Allotment Society. It is a non-pecuniary interest.
Mr M A Oxley	Item 2 2014/0527/FUL Larkfleet Homes	Mr Oxley advised that he had worked with a funeral director located within the vicinity of the application site and that he also owns an allotment.
Mrs C Vernon	Item 1 APP/2013/0221 Impresaco Limited	Mrs Vernon works for the college based in the neighbouring village which had objected to the application and advised that she would not take part and would leave the meeting for that item.

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In order to seek legal advice on the procedure for the submission of deputations from the public, the chairman adjourned the meeting at 6.06pm.

6.06pm Mr Begy left the meeting and did not return.

The chairman resumed the meeting at 6.14pm.

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### **320 PETITIONS, DEPUTATIONS AND QUESTIONS**

No petitions, deputations or questions were received.

### **321 DEPUTATIONS RELATING TO PLANNING APPLICATIONS**

No deputations relating to planning applications were received.

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6.15pm Mrs Vernon left the meeting and did not return.

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### **322 PLANNING APPLICATIONS TO BE DETERMINED BY THE DEVELOPMENT CONTROL AND LICENSING COMMITTEE**

Report No. 209/2014 from the Director for Places was received.

### **323 No. 1 (APP/2013/0221) IMPRESACO LIMITED**

Erection of 15 employment units. Rear of the former Rose Of England Hotel, Old Great North Road, Little Casterton, Rutland (Ward: Ryhall and Casterton, Parish: Little Casterton).

#### **RESOLVED**

**APP/2013/0221.** That the recommendation set out within Report No. 209/2014 Item 1, addendum to that report and conditions contained therein, not be upheld for the following reasons:

- i) it is contrary to countryside policies*
- ii) it conflicts with use of the petrol station and site egress*
- iii) overdevelopment of site including inadequate HGV access and parking*

this application was therefore **REFUSED**.

### **324 No. 2 (2014/0527/FUL) LARKFLEET HOMES**

Replan to plots 6, 7, 8, 10 & 11 on previously approved development. Construction of 9 new dwellings on previously approved allotment land, including garages and associated infrastructure. Land between Barleythorpe & Burley Park Way, Barleythorpe (Ward: Oakham North-West, Parish: Barleythorpe).

**RESOLVED**

**2014/0527/FUL.** The Committee was informed by the legal officer that a depute had attended but did not appear to have registered to speak. The Committee agreed that in the interests of fairness the application be **DEFERRED** to allow the deputation and any right of reply by the Applicant to be given at the next committee meeting.

**325 PLANNING ENFORCEMENT CASES REVIEW**

Report No. 210/2014 from the Director for Places was received.

**RESOLVED**

That the contents of Report No. 210/2014 be **NOTED**.

**326 APPEALS**

Report No. 211/2014 from the Director for Places was received.

**RESOLVED**

That the contents of Report No. 211/2014 be **NOTED**.

**327 ANY OTHER URGENT BUSINESS**

No items of urgent business had been previously notified to the person presiding.

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The Chairman declared the meeting closed at 7.01pm.

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**DECISION SUMMARY, 16 September 2014**

**Applications approved in accordance with the report and addendum of the Director for Places**

<b>Minute No.</b>	<b>Application</b>	<b>Detail</b>
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**Applications approved NOT in accordance with the report and addendum of the Director for Places**

<b>Minute No.</b>	<b>Application</b>	<b>Detail</b>
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**Applications refused in accordance with the report and addendum of the Director for Places**

<b>Minute No.</b>	<b>Application</b>	<b>Detail</b>
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**Applications refused NOT in accordance with the report and addendum of the Director for Places**

<b>Minute No.</b>	<b>Application</b>	<b>Detail</b>
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323	APP/2013/0221 Impresaco Limited	Erection of 15 employment units. Rear of the former Rose Of England Hotel, Old Great North Road, Little Casterton, Rutland
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(Ward: Ryhall and Casterton, Parish: Little Casterton).

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**Applications deferred in accordance with the report and addendum of the Director for Places**

<b>Minute No.</b>	<b>Application</b>	<b>Detail</b>
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**Applications deferred NOT in accordance with the report and addendum of the Director for Places**

<b>Minute No.</b>	<b>Application</b>	<b>Detail</b>
324	2014/0527/FUL Larkfleet Homes	Replan to plots 6, 7, 8, 10 & 11 on previously approved development. Construction of 9 new dwellings on previously approved allotment land, including garages and associated infrastructure.  (Ward: Oakham North-West, Parish: Barleythorpe).