



## Rutland County Council

Catmose, Oakham, Rutland, LE15 6HP.  
Telephone 01572 722577 Facsimile 01572 758307 DX28340 Oakham

Ladies and Gentlemen,

A meeting of the **PLANNING AND LICENSING COMMITTEE** will be held in the Council Chamber, Catmose, Oakham, Rutland, LE15 6HP on **Tuesday, 24th October, 2017** commencing at 7.00 pm when it is hoped you will be able to attend.

Yours faithfully

Helen Briggs  
**Chief Executive**

Recording of Council Meetings: Any member of the public may film, audio-record, take photographs and use social media to report the proceedings of any meeting that is open to the public. A protocol on this facility is available at [www.rutland.gov.uk/my-council/have-your-say/](http://www.rutland.gov.uk/my-council/have-your-say/)

### **A G E N D A**

#### **4) PLANNING APPLICATIONS – ADDENDUM REPORT**

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## PLANNING & LICENSING COMMITTEE

24<sup>TH</sup> OCTOBER 2017

### ADDENDUM REPORT

Report no.	Item no.	Application no.	Applicant	Parish
187/2017	1	2017/0358/FUL	Mrs S Tinkler	Ashwell

#### **Further Consultation Response**

Further to paragraph 8 of the report, Ashwell Parish Council has submitted photographs of flooding on Teigh Road taken in December 2012.

Further to paragraph 53 of the report, the Council's archaeology consultant has requested a condition requiring further archaeological investigation.

#### **Section 106 obligation**

Further to paragraph 51 of the report, the updated Section 106 position is that the required payments are agreed with the applicant, and an appropriate payment schedule is now under discussion. This is intended to achieve the full development without disrupting scheme viability, in accordance with the Council's adopted s106 guidance."

#### **Additional Conditions**

Given the advice of the Archaeology Consultant, the following condition and advisory note is recommended.

16. No development shall take place within the application site until the applicant or developer has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted to and approved, in writing, by the Local Planning Authority.

Reason - To allow proper investigation and recording of the site, which is potentially of archaeological and historic significance.

**Advisory Note:**

For advice on the archaeological impact of your proposals please contact this Council's Archaeology Consultants at Leicestershire County Council (Tel: 0116 305 6217).

<b>Report no.</b>	<b>Item no.</b>	<b>Application no.</b>	<b>Applicant</b>	<b>Parish</b>
187/2017	2	2017/0756/FUL	Guy Gibbeson, Bloomsbury Planning and Design Limited	Preston

**Further Neighbour Response.**

Additional comments received from Mrs K Waterworth in respect of the amended drawings.

1. The extensions result in a massive over development of the site.
2. The applicant has stated that he was asked to consider a historic photograph of Main Street prior to submitting a revised scheme. The old photograph should not have any relevance to what development is suitable on the site today.
3. Open spaces between buildings that contribute the character of Preston need to be preserved.
4. A revised plan that deletes the garden store would preserve more of the garden area.