



# Rutland County Council

Catmose Oakham Rutland LE15 6HP.  
Telephone 01572 722577 Facsimile 01572 75307 DX28340 Oakham

Minutes of the **MEETING of the PLANNING AND LICENSING COMMITTEE** held in the Council Chamber, Catmose, Oakham, Rutland, LE15 6HP on Tuesday, 5th June, 2018 at 7.00 pm

**PRESENT:**

Mr E Baines	Mr A Stewart
Ms R Burkitt	Mr B Callaghan
Mr G Conde	Mr W Cross
Mr R Gale	Mr A Mann
Mr M Oxley	Mr A Walters

## **OFFICERS**

**PRESENT:**

Mr C Gordon	Planning and Highways Lawyer, Peterborough City Council
Mr G Pullan	Development Control Manager
Mr N Hodgett	Principal Planning Officer
Ms R Green	Assistant Engineer (Development Control)
Mr K Silcock	Governance Officer

## **IN**

**ATTENDANCE:** Mr G Brown                      Ward Member, Ketton

## **33 MINUTES**

The minutes of the meeting of the Planning and Licensing Committee held on 13 March 2018 were confirmed and signed by the Chairman.

## **34 DECLARATIONS OF INTERESTS**

No declarations of interest were made.

## **35 PETITIONS, DEPUTATIONS AND QUESTIONS**

In accordance with the Planning and Licensing Committee Public Speaking Scheme the following requests to speak had been received:

- In relation to Agenda Item 4, application 2, 2017/0993/FUL, Mr Lance Wiggins on behalf of Luffenham Heath Golf Club.
- In relation to Agenda Item 4, application 2, 2017/0993/FUL, Mr Roland Taylor, the applicant.

- In relation to Agenda Item 4, application 3, 2018/0257/FUL, Mr Craig Smith on behalf of the applicant.

### 36 PLANNING APPLICATIONS

Report No. 92/2018 was received from the Strategic Director for Places.

### 37 ITEM 2 (2017/0993/FUL) LAND AT CUCKOO FARM, STAMFORD ROAD, SOUTH LUFFENHAM, RUTLAND

Application for the change of use of part of an agricultural field to allow a seasonal campsite and associated facilities.

(Ward: Normanton & Ketton; Parish: South Luffenham & Ketton)

Mr Lance Wiggins, representative of Luffenham Heath Golf Club addressed the Committee. Mr Wiggins asked that if permission for the application was granted that a locked gate be installed so vehicles could not use the golf club drive to access the site.

Mr Roland Taylor, the applicant addressed the Committee. Following questions from members, Mr Taylor confirmed there would be clear instructions on how to access the site.

Mr Gordon Brown spoke as Ward Member.

### RESOLVED

The Planning and Licensing Committee considered the report **2017/0993/FUL** and the representations made. A motion was proposed by the Chairman and seconded by Mr Cross to agree with the officer's recommendation of refusal. The motion failed with 3 votes in favour and 7 against.

A motion was then proposed by Mr Gale and seconded by Mr Conde to reject the officer's recommendation and resolved to **APPROVE** the planning application subject to the imposition of conditions to be drafted by officers in conjunction with the ward members and applicant.

### REASON FOR THE DECISION

The applicant had addressed many of the issues, and the site was sustainable when compared to other sites in the county and country in terms of access to local facilities.

(7 in favour; 2 against; 1 abstention)

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Meeting adjourned at 8.15pm  
Meeting recommenced at 8.17pm

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**38 ITEM 3 (2018/0257/FUL) WING CREST & DOVE HOUSE, PRESTON ROAD, WING, RUTLAND**

Application for the erection of a replacement dwelling and alteration and connection to other existing dwelling to form one single dwelling to include demolition of existing outbuildings. Installation of ground mounted solar array and creation of new pond.

(Ward: Martinsthorpe; Parish: Wing)

Mr Craig Smith addressed the Committee as the agent. Following questions from members, Mr Smith confirmed that the garage was only for the family's use.

**RESOLVED**

**2018/0257/FUL** In accordance with the recommendation set out within Report No. 92/2018 Item 3, that the application be **APPROVED**.

(Unanimous)

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Mr Stewart and Mr Conde left the meeting and did not return.

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**39 ITEM 1 (2017/0737/FUL) MANOR FARM, STATION ROAD, WHISSENDINE, RUTLAND, LE15 7HG**

Application for demolition of redundant farm buildings. Change of use from agricultural to residential. Extension of unit 1 – the original red brick building. The second red brick building on the site will be converted into a garage block. Erection of four new dwellings as a courtyard development.

(Ward: Whissendine; Parish: Whissendine)

**RESOLVED**

**2017/0737/FUL** In accordance with the recommendation set out within Report No. 92/2018 Item 1, that the application be **APPROVED**.

(Unanimous)

**40 APPEALS REPORT**

Report No. 93/2018 from the Strategic Director for Places was received.

**RESOLVED**

Members resolved to **NOTE** the contents of Report No. 93/2018.

**41 ANY OTHER URGENT BUSINESS**

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

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The Chairman, Mr Baines, recorded his thanks for Development Control Manager, Mr Pullan, who was leaving the Authority, for his support and advice over the years.

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**The Chairman declared the meeting closed at 9.10 pm.**

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