



# RUSHDEN TOWN COUNCIL

**Rushden Hall  
RUSHDEN  
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**Mayor: Cllr Cesare Marinaro  
Town Clerk: Vivienne Prodger**

14<sup>th</sup> November 2019

Dear Councillor

You are summoned to attend a meeting of the Planning Consultative Committee to be held at Rushden Hall, Rushden on Tuesday 19<sup>th</sup> November 2019 commencing at 7.30pm.

## AGENDA

- 1. DECLARATIONS OF INTEREST**  
To receive any declarations of interest – Personal and/or Prejudicial and the nature of those interests relating to items on the agenda.
- 2. APOLOGIES**  
To receive any apologies for absence.
- 3. MINUTES**  
To approve and sign the minutes of the meeting of the Planning Consultative Committee held on 22<sup>nd</sup> October 2019. (enclosed)
- 4. PLANNING APPLICATIONS**  
To comment on the following Planning Applications:

<b>Application Number: 19/01569/FUL</b> <b>Planning Officer Patrick Reid</b>	<b>Applicant: Kilburn Investments Limited</b>
Change of use of the existing public house (Class A4) to a mixed-use comprising restaurant and bar (Classes A3 and A4) at ground floor level with external and internal alterations involving a rear extension, the creation of a new lower ground floor to provide ancillary restaurant/bar space, a first floor rear extension together with an associated extension of the roof above, and the sub-division of the first floor and the new accommodation within the roof space to create a total of 8 self-contained flats. At 105 High Street, Rushden, Northamptonshire, NN10 0NZ.	
<b>Application Number: 19/01652/FUL</b> <b>Planning Officer: Jacqui Colbourne</b>	
Change of use from a taxi office to a dog grooming salon, additional works to single storey annex at 22A Church Street, Rushden, Northamptonshire, NN10 9YT.	
<b>Application Number: 19/01656/FUL</b> <b>Planning Officer Susie Forster</b>	
Two storey side extension and new first floor window to rear elevation at 8 Willmott Road, Rushden, Northamptonshire, NN10 0YU.	
<b>Application Number: 19/01668/FUL</b> <b>Planning Officer Joe Davies</b>	
Two Storey side extension at 101 Wellingborough Road, Rushden, Northamptonshire, NN10 9YL.	

<p><b>Application Number: 19/01671/FUL</b>  <b>Planning Officer Ian Baish</b></p> <p>Replacement of flat roof with glazed roof on single storey rear kitchen at Kenwood, 56 Wellingborough Road, Rushden, Northamptonshire, NN10 9YN.</p>
<p><b>Application Number: 19/01689/FUL</b> <b>Planning Officer: Ian Baish</b></p> <p>Creation of first floor with raised roof constructed over the existing bungalow at 223 Avenue Road, Rushden, Northamptonshire, NN10 0SN.</p>
<p><b>Application Number: 19/01702/FUL</b> <b>Applicant: Phamaron UK</b>  <b>Planning Officer: Joe Davies</b></p> <p>Installation of a two storey Portakabin office building linked into Pharmaron's existing unit. (Re-submission with additional information to mitigate previous concerns on Application 19/01020/FUL) at Pharmaron UK, Pegasus Way, Rushden, Northamptonshire, NN10 6ER.</p>
<p><b>Application Number: 19/01703/FUL</b>  <b>Planning Officer: Susie Russell</b></p> <p>Single storey Front Extension at 29 Chestnut Close, Rushden, Northamptonshire, NN10 9RS.</p>
<p><b>Application Number: 19/01711/VAR</b>  <b>Planning Officer: Joe Davies</b></p> <p>Variation of conditions 4 and 5 pursuant to 19/00953/FUL - Erection of a lightweight relocatable building positioned in existing service yard for shelter of overspill product storage Condition 4 - Temporary use Condition 5 - PIR lighting at 1 Spire Road, Rushden, Northamptonshire, NN10 0FN.</p>
<p><b>Application Number: 19/01712/FUL</b>  <b>Planning Officer: Jacqui Colbourne</b></p> <p>Two storey rear extension (partially over existing ground floor kitchen) (Resubmission of 19/01371/FUL) at 15 Benedict Close, Rushden, Northamptonshire, NN10 9PH.</p>
<p><b>Application Number: 19/01714/FUL</b>  <b>Planning Officer: Ian Baish</b></p> <p>Erection of a two storey side extension; single storey side extension with roof terrace over; Single storey rear extension; Porch and porch canopy to front elevation; rendering the existing brickwork, timber cladding to the existing bay window and gable end; New front boundary wall/railings and gates at 231 Bedford Road, Rushden, Northamptonshire, NN10 0SQ</p>
<p><b>Application Number: 19/01745/PDU</b>  <b>Planning Officer: Anne Dicks</b></p> <p>Change of use from Optician ( Use class A1 and B1a ) to a five bedroom HMO( Use class C4) at 37 Church Street, Rushden, Northamptonshire, NN10 9YU.</p>
<p><b>Application Number: 19/01758/TCA</b>  <b>Planning Officer: Henry Pearson</b></p> <p>Removal of T1 Ash and T3 Bay at 21 South Park, Rushden Northamptonshire NN10 9LY.</p>

**5. PLANNING DECISIONS**

Members were advised of the following planning applications at variance with the views of the Town Council.

Grant Planning Permission

**19/00697/FUL** - Extension to storage above shop at 119 High Street, Rushden, Northamptonshire, NN10 0NZ.

[*RTC Objection*]

(enclosed)

**6. APPEALS**

To discuss the following appeals and consider whether or not to submit any further information:

**18/02140/FUL** - Conversion of first and second floor offices at 3 to 10 Newton Hall to form 9 residential units at Newton Centre, 9 Newton Road, Rushden, Northamptonshire, NN10 0PS.

(enclosed)

**7. LICENSING – New Premises**

To comment on an application for a new Premises License at:

(a) Hopmaster The Reserve, Unit L8, West Terrace, Rushden Lakes, Rushden, Northamptonshire, NN10 6FT.

(enclosed)

Yours faithfully

Vivienne Prodger  
Town Clerk