



# RUSHDEN TOWN COUNCIL

**Rushden Hall  
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**Mayor: Cllr David Coleman BA (Hons)  
Town Clerk: Vivienne Prodger**

17th August 2018

Dear Councillor

You are summoned to attend a meeting of the Planning Consultative Committee to be held at Rushden Hall, Rushden on Tuesday 21<sup>st</sup> August 2018 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 31st July 2018.
- 4. PLANNING APPLICATIONS**  
To comment on the following Planning Applications:

(enclosed)

**Application number: 18/01284/FUL**

**Applicant: Bedfordia Farms Ltd**

Construction and operation of a broiler rearing unit with six linked poultry buildings and ancillary structures comprising fifteen grain silos, three crumb feed silos, three feed blending houses, two water tanks with an associated pump house, two gas storage tanks, an electricity substation, switch room and standby generator with fuel tank, a weigh room, a welfare block, a cold store and incinerator, a boiler house and storage building, a security gatehouse and associated hardstanding, with boundary fencing, landscape, planting and flood attenuation works and an upgrading of an existing vehicular access track extending to the south-west to an existing anaerobic digestion plant access road. (revised scheme to 17/01328/FUL) | Land North East Of Westwood AD Plant Bedford Road Rushden Northamptonshire .

**Application number: 18/01364/FUL**

Two storey rear extension to extend the commercial ground floor and provide an additional one bedroom bedsit above: new roof terrace to provide private amenity space to proposed bedsit and existing flat above existing commercial unit at 33 High Street, Rushden, Northamptonshire, NN10 0QE.

**Application number: 18/01377/FUL**

First floor side extension over existing single storey element at 2 Millers Close, Rushden, Northamptonshire, NN10 9RP.

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| <p><b>Application number: 18/01386/FUL</b></p> <p>Change of use of ground floor from a mixed use of A1-A2-A3 to form two A1 shop units with new door opening for shop unit 2 and one B8 unit at the rear at 2 High Street, Rushden, Northamptonshire, NN10 0PR.</p>  |
| <p><b>Application number: 18/01388/FUL</b></p> <p>Full planning permission (inc details of access, layout, scale, appearance and landscaping) for 80 dwellings, highways layout, open space and all other associated infrastructure at Land East of Brindley Close, Northampton Road, Rushden, Northamptonshire.</p>   |
| <p><b>Application number: 18/01392/FUL</b></p> <p>Change of use to revert office use back to Residential use. No changes externally or internally (retrospective) at 55 North Street, Rushden, Northamptonshire, NN10 6BU.</p>   |
| <p><b>Application number: 18/01403/TPO</b></p> <p>T1 Copper beech – crown raise all round by removing back to main stem all smaller branches, away from sheds, also, raise by 1m over garden, remove all major deadwood and remove ivy and crown thin by 15%: T2 Eucalyptus – reduce in height by 1.5m and reduce side branches to blend and maintain tree’s natural form at 120 Irchester Road, Rushden, Northamptonshire, NN10 9XQ.</p>  |
| <p><b>Application number: 18/01457/ADV</b> <span style="float: right;"><b>Applicant: Cineworld</b></span></p> <p>Box sign on steel support structure sat above parapet line at Land Adjacent Skew Bridge Ski Slop, Rushden Lakes, Rushden, Northamptonshire.</p>   |
| <p><b>Application number: 18/01439/FUL</b></p> <p>Change of use from vacant B1 to sui generis use of eleven units (inclusive of a manger’s accommodation) of House in Multiple Occupancy, alterations to the roof and elevations, including new windows and doors and the blocking-up of openings, provision of refuse stores and cycle parking at 42 Victoria Road, Rushden, Northamptonshire, NN10 0AS.</p>  |
| <p><b>Application number: 18/01456/FUL</b></p> <p>Proposed first floor extension to garage to link. Front facing dormer and additional first floor windows. New boundary fence to Highway and timber entrance gates at 134 Northampton Road, Rushden, Northamptonshire, NN10 6AN.</p>  |
| <p><b>Application number: 18/01458/ TPO</b></p> <p>TPO 254 Minor work to be completed on trees. Job 1 – Climbing and removal of small limbs on Sycamore tree encroaching gable end of property. Job 2 – Crown raising of multiple tree species to three meters in height overhanging property boundary fence, to avoid future collision whilst walking or mowing. Long fence located to the Left of property. Job 3 – Sycamore, removal of long limb growing through holly trees. Job 4 – Crown Raising of monkey puzzle tree to be removed multiple dead branches at bottom. Job 5 – Holly Tree, reduction of three meters in height to impede further growth into larger Sycamore. Job 6 – Dead wooding of multiple Sycamore trees located at the rear of property at 2 the Cedars, 110 Irchester Road, Rushden, Northamptonshire, NN10 9XS.</p> |
| <p><b>Application number: 18/01460/ADV</b> <span style="float: right;"><b>Applicant: Saving Smiles Rushden</b></span></p> <p>Non illuminated fascia sign at 12 Queen Street, Rushden, Northamptonshire, NN10 0AA.</p>  |
| <p><b>Application number: 18/ 01484/FUL</b></p> <p>Erection of rear dormer to allow loft conversion at 52 Wymington Road, Rushden, Northamptonshire, NN10 9JX.</p>   |
| <p><b>Application number: 18/01487/FUL</b></p> <p>Single storey rear and side extension at 4 St Margarets Avenue, Rushden, Northamptonshire, NN10 9YH.</p>   |

**Application number: 18/01524/FUL**

Detached garage and second access from highway at 2 Sandringham Close, Rushden, Northamptonshire, NN10 9ER.

**Application number: 18/01540/PDU**

Change of use of first and second floors of the building from B1 Office to 11 residential units use class C3 (Prior notification under class O) at Newton Centre, 9 Newton Road, Rushden, Northamptonshire, NN10 0PS.

**Application number: EPR/LP3592NM/V003**

Greenfield Properties – Waste Plastic to fuel permit application –

Details of the application

The Environment Agency has received an application to vary an environmental permit under the Environmental Permitting (England and Wales) Regulations 2016 involving substantial change to a permit from Greenfield Properties (UK) Limited.

The application contains a description of how the proposed changes may affect:

the installation

the materials, substances and energy it will use and generate

the conditions of its site

the source, nature and quantity of its foreseeable emissions and their significant effects on the environment

the proposed techniques for preventing, reducing, and monitoring its emissions and preventing and recovering waste

and an outline of the main alternatives, if any, considered

Regulated facility type

5.1 A(1) b) – The incineration of non-hazardous waste in an incineration or co-incineration plant with a capacity exceeding 3 tonnes per hour.

Regulated facility location

Chelveston Non-Recyclable Plastic to Fuel Facility

Land adjacent to The Cottage

Upper Higham Lane

Higham Ferrers

Northamptonshire

NN10 0SU

## 5. PLANNING DECISIONS

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

### Refuse Planning Permission

18/01175/FUL – Demolition of existing single storey rear extension. Erection of new, single storey wrap-around extension with part hipped, part flat roof with roof lights and parapet detail at, 26 Oswald Road, Rushden, Northamptonshire, NN10 0HN.

*[RTC comment: No Objection]*

### Grant Planning Permission

18/01269/FUL – Erection of Pre fabricated wooden garage in front garden at 225 Avenue Road, Rushden, Northamptonshire, NN10 0SN.

*[RTC comment: Objection]*

Yours faithfully

Vivienne Prodger  
Town Clerk