



RUSHDEN TOWN COUNCIL

**Rushden Hall
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**Mayor: Cllr Melanie Coleman
Town Clerk: Vivienne Prodger**

22nd September 2020

Dear Councillor

You are summoned to attend a meeting of the Planning Consultative Committee to be held via video conference call, using Zoom on Tuesday 29th September 2020 commencing at 7.30pm.

AGENDA

1. **APPOINTMENT OF CHAIRMAN**
To appoint a Chairman for the year 2020/2021
2. **APPOINTMENT OF VICE CHAIRMAN**
To appoint a Vice Chairman for the year 2020/2021
3. **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.
4. **APOLOGIES**
To receive any apologies for absence.
5. **MINUTES**
To approve the minutes of the meeting of the Planning Consultative Committee held on the 8th September 2020.
6. **PLANNING APPLICATIONS**
To comment on the following Planning Applications:

Planning Application: 20/01005/FUL	Applicant: Dr Ejaz Gohar
Planning Officer: Pete Baish	
Responses Due Back: 10th October 2020	

Erection of a four bedroom detached dwelling at 30 Blinco Road. Rushden, Northamptonshire.

Planning Application: 20/01017/FUL	Applicant: Mr & Mrs Towing
Planning Officer: Chris Spong	
Responses Due Back: 10th October 2020	

Single storey side and rear extension at 4 Bernard Vann Close, Rushden, Northamptonshire NN10 0ZD

Planning Application: 20/01038/FUL Planning Officer: Susie Russell Responses Due Back: 10th October 2020	Applicant: Mr. Douglas Hobbs
<p>Replacement of existing garage door with window to accommodate garage conversion at 29 Lavender Way, Rushden, Northamptonshire, NN10 0NQ.</p>	
Planning Application: 20/01060/FUL Planning Officer: Chris Spong Responses Due Back: 10th October 2020	Applicant: Mr & Mrs Morby
<p>Demolition of existing conservatory and replacement with larger single storey rear extension at 159 St Margarets Avenue, Rushden, Northamptonshire, NN10 9PN.</p>	
Planning Application: 20/01064/FUL Planning Officer: Susie Russell Responses Due Back: 2nd October 2020	Applicant: Mr. Stephen
<p>Garage and storage out-building at 191 St Margarets Avenue, Rushden, Northamptonshire, NN10 9PN.</p>	
Planning Application: 20/01136/FUL Planning Officer: Jacqui Colbourne Responses Due Back: 17th October 2020	Applicant: Mr. James Gentle
<p>Change of use from retail unit to taxi office at 107 High Street, Rushden, Northamptonshire NN10 0NZ.</p>	
Planning Application: 20/01146/TPO Planning Officer: Brian Ogden Responses Due Back: 11th October 2020	Applicant: Allen
<p>Lime (red) weight reduction on large roadside limb by 2-3 metres Maple (yellow) crown reduction by 2-3metres Alder (green) reduce large over extended lateral limbs by approx 3 metres at 18 Wymington Park, Rushden, Northamptonshire, NN10 9JP.</p>	

7. PLANNING DECISION

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

Grant Planning Permission

19/01092/FUL - Hybrid application comprising: A full application for the erection of retail units, restaurant units, office floorspace, physiotherapy/leisure floorspace, ancillary storage floorspace, (with associated site clearance, earthworks, site levelling and formation of banks) together with proposals for access, footpaths, parking and servicing space, hard and soft landscaping, drainage works, attenuation ponds and other associated works and an outline application for the erection of employment units with some matters reserved (layout, scale, appearance). Plus construction of a new link road between Ditchford Road and Rushden Lakes (with associated site clearance and earthworks) alongside junction works, footpaths, cycleways, lighting, hard and soft landscaping and associated works (Resubmission of 18/01197/FUL) at Land West Of Rushden Lakes, Ditchford Lane, Rushden, Northamptonshire.

Please see attached our latest comments on this application

(enclosed)

8. LICENSING ACT 2003

Members to discuss the following Licensing Act applications: -

20/01027/LAPNEW - Jurassic Grill - Unit L4A, West Terrace, Rushden Lakes, Rushden, Northamptonshire, NN10 6FT.

(enclosed)

9. BEDFORD BOROUGH LOCAL PLAN REVIEW – ISSUES AND OPTIONS CONSULTATION

Members to discuss Bedford Borough Local Plan Review.

(enclosed)

10. MINISTRY OF COMMUNITIES, HOUSING & LOCAL GOVERNMENT – CHANGES TO THE CURRENT PLANNING SYSTEM CONSULTATION

Members to discuss Ministry of Communities, Housing & Local Government – Changes to the current planning system consultation.

(enclosed)

Yours faithfully

Vivienne Prodger
Town Clerk