

**Minutes of the Laceby Parish Council Planning Meeting held at the Stanford Centre
Cooper Lane Laceby on Tuesday 18 March 2014 at 7.30 p.m.**

11082 Present: Chairman – Councillor D. Marshall.

**Councillors: Mrs. S. Turner. Mrs. B. Metcalf. Mrs. H. Barnett.
P. Schofield. M. Greenbeck. Mrs. C. Grimley.**

**Also Present: Seventeen Members of the Public.
Debbie Weatherill – Clerk.**

11083 Apologies: Councillors: Mrs. C. Mumby and K. Brocklesby.

11084 Declarations of Interest

Councillor Greenbeck declared an interest in Item 4 on the Agenda in respect of the presentation regarding 70 dwellings to be built north of the Nursing Home off Butt Lane – Councillor Greenbeck declared an interest being a relation to the landowner adjacent to the proposed site. He completed a Declaration of Interest form.

11085 Dispensation Requests

None received.

The Chairman suspended the meeting for Public Forum to take place.

Public Forum

Concerns raised by residents present in respect of the proposed dwelling/garage r/o 11 High Street Laceby:-

Concerns were raised regarding the two storey garage and residents homes to the rear of the garage being overshadowed because the land on High Street was higher than those properties to the rear of the proposed site. Conservation Area mentioned too.

The Chairman then re-opened the meeting to discuss the following items on the agenda:-

11086 Planning

DM/0218/14/FUL – erect one dwelling with detached garage and boundary fencing at r/o 11 High Street Laceby

Members of the Laceby Parish Council considered the plans and other information provided by NELC in respect of the above planning application.

It was noted that the site lies within a Conservation Area and is in close proximity to the medieval churchyard and grade one listed building of St. Margaret's Church. The Parish Council requested that the Clerk put forward the following objections to the planning application:

- The Parish Council considered the proposed dwelling and garage to be an over intensification of the site area.
- They were of the opinion that the proposed dwelling was too close to the Community Centre walls (2ft/2.5ft) between.

- The Parish Council considered the garage block to be excessive at the rear of the site.
- Overall, it was considered that the proposed dwelling was out of character with the existing dwellings in the area, which are mostly terraced properties.

The Chairman asked those Councillors present if anyone was in favour of the proposed dwelling/garage – all Councillors present were against the application.

Presentation by Palm Leaf Design, on behalf of the developers of the proposed housing site, to the north of the Nursing Home off Butt Lane.

A large plan was then displayed on the table for Councillors to have a look at and the Clerk informed them that she had on the Monday afternoon received the planning application from NELC for this site with a reduced number of dwellings totalling 70.

The Parish Council was informed by the developers that the Highways Department of NELC wanted a mini roundabout at the entrance to the site and that the developers would have to pay for this to be done.

The developers stated that hedgerows would be kept/put in where necessary around the site and that an open area was still to be put in and maintained by the eventual owners of the properties. A pond was also to be put in at one corner of the site.

Concerns were raised in respect of the number of vehicles entering/leaving the site due to the number of proposed dwellings.

The developer suggested that NELC were going to make the road (Butt Lane) a 30 mph zone from the mini roundabout at the entrance to this site through to the mini roundabout at the entrance to Blyth Way; although the Parish Council were dubious about this, since NELC were going to remove the street lighting units from around the Blyth Way mini roundabout to make it more rural and the road wider.

At this point the Chairman invited members of the public to come to the table and look at the proposed layout of the site and ask questions of the developers.

Concerns were raised about accessing the private lane from the mini roundabout and the Parish Council along with members of the public were informed that five dwelling houses had been removed at the entrance of the site to accommodate the mini roundabout and that the private lane would be accessed differently from close to the site entrance off the mini roundabout.

The Chairman requested members of the public to take their seats again – some members of the public leaving at this point, whilst the actual plans for the development were initially discussed. It was agreed that there were too many plans and too much information to be discussed that evening.

Councillor James suggested that Councillors go away and look at the information on the NELC web site and that the plans should be deferred until the next meeting of the Council to allow Councillors to look thoroughly at all the information provided. All Councillors were in agreement with this suggestion and it was resolved that the Plans should be put on the April agenda for consideration.

Seedclose Lane Turning Area – It was noted that Mr Oxby the Portfolio Holder had met with Councillors at the turning area on Friday evening 14th March 2014 and admitted that he was unaware of how narrow the area was. From this meeting an email from Mr Poucher - Traffic Engineer for Cofely at NELC informed those present that they would be putting no waiting double yellow lines in both turning areas as requested by the Parish Council originally, but this would be subject to consultation with residents.

The Meeting was then declared closed at 9.00 p.m. by the Chairman.

SIGNED:-

D Marshall

1st April 2014

Chairman