

CREATON PARISH COUNCIL

Chairman: Councillor James Hill

Temporary Clerk: Mr J Palmer
21 Welford Road
Creaton
NN6 8NH

Minutes of the Creaton Parish Council Planning Executive Committee Meeting Held on Thursday 24th March 2016 in the Village Hall, Teeton Lane, Creaton at 7.30 pm

Present: Cllrs James Hill, Sylvia Winter, Jane Shanks, Geoff White and Claire Thomas, and Miss Linda Tombs. Cllr John Palmer was also in attendance as Clerk.

Forty eight member of the public were also in attendance.

05.16	DECLARATIONS OF INTEREST/DISPENSATION REQUESTS in respect of relevant items of business on the agenda Councillors Thomas and Winter expressed declarations of interest. These were noted.
06.16	PLANNING APPLICATION Description: Proposed development of houses Location: Land off Court House Close Respond by: 29 th March 2016 The chairman set out the details of the proposed development which comprised up to 10 houses to be built on land situated to the south west of Court House Close and accessed via a gate situated approximately two thirds of the way down the Close on the right hand side. The application was for outline planning only so he advised all those present that they should consider the principle not the detail, as that could all change at a later date. Given the level of interest generated by the proposed development and the number of the public present at the meeting he proposed that there should be an extended period to hear representations from the public.
07.16	PUBLIC FORUM All of those speaking to the meeting objected to the proposals on a range of grounds. These included: inappropriateness of the scale of the development; the proposed density of the development; the need for more low cost affordable housing; the location – being arguably, outside the built area; being contrary to the village plan; being too large for the needs of the village; encroachment on privacy of those houses directly below the proposed development; views from houses whose properties were adjacent to the proposed development; excess increased traffic; approach roads being too narrow; parking issues; safety issues for children playing in the road; ecological impact on bats and their roosting/food areas; impact on watercourses on the site; views over Creaton from the A5199.
08.16	DECISION OF THE PARISH COUNCIL After considerable discussion the council passed a resolution agreeing the following: The council objected to the proposed development on the following basis: 1. The application does not meet planning policies GN1, GN2, HS22, HS24, EN1, H1 and R1. 2. The application does not address the Creaton Village Design Statement, a supplementary planning document. 3. The site is considered to be outside the confines of the village. 4. The application cites support for the village shop and school amongst its arguments for sustainability. However, the village shop business is being run down in anticipation of its closure in the short term. It is not anticipated that consent being granted for this scheme would change that position as the site could not be developed within these timescales. .

Chairman Signature.....

Dated.....