

UPDATE SHEET

PLANNING COMMITTEE – 6 January 2015

To be read in conjunction with the
Head of Planning and Regeneration's Report (and Agenda)

This list sets out: -

- (a) Additional information received after the preparation of the main reports;
- (b) Amendments to Conditions;
- (c) Changes to Recommendations

MAIN REPORT

A1 10/00775/OUTM **Erection of up to 24 dwellings (outline - all matters reserved)**
Land at Kane Close, Coalville

Additional Consultee Responses

County Highway Authority confirms that it no longer seeks development contributions towards travel packs and bus passes on developments of fewer than 25 dwellings, and no contributions in this regard are now required.

It is also noted that the County Highway Authority requests the imposition of a condition relating to routeing of construction traffic; such a condition would not appear to meet the relevant tests but it is nevertheless considered that this matter could be appropriately secured as part of the Section 106 obligation, and it is recommended that this approach be used.

County Developer Contributions Officer has provided updated contribution requests based on the amended number of dwellings now proposed. The contribution sums requested are now as follows:

Education: £47,549.11 in respect of the Primary sector (no contributions are sought in respect of the High and Upper sectors)
Libraries: £690
Waste: £1,569

Other Matters

Members are advised that the site location plan as reproduced in the main agenda is incorrect insofar as the eastern boundary is concerned; the correct plan will be displayed at the Planning Committee meeting. However, as stated on page 21 of the main report, the plan reproduced in the report is for indicative purposes only and does not form part of the application submission. The original red line site location plan is unchanged since the application was submitted, and is as per that previously considered by the Planning Committee.

NO CHANGE TO RECOMMENDATION

**A2 14/00875/FUL Demolition of Public House and change of use of land to a residential mobile home park
Navigation Inn, 166 Spring Cottage Road,
Overseal.**

Officer comment:

The main report refers to the Coal Authority requiring that a pre-commencement condition be imposed. Accordingly an additional condition is required to be imposed.

RECOMMENDATION: NO CHANGE TO RECOMMENDATION, subject to an additional condition, as set out below:-

Condition 9

Notwithstanding the Coal Mining Risk Assessment by Ivy House Environmental (dated 17 September 2014) no development shall commence on site unless and until:-

- a) The submission and approval of a scheme of intrusive site investigations;
- b) The undertaking of the approved scheme of intrusive site investigations;
- c) The submission of a report of findings arising from the intrusive site investigations;
- d) The submission of and approval of a scheme of remedial works; and
- e) Implementation of the approved remedial works

Reason - To ensure the stability of the development, having regard to the comments of the Coal Authority and good engineering practice.