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## Planning Committee

**Minutes of a Planning Committee meeting held at 6.00 pm on Tuesday, 16th January, 2024 in the Council Chamber, Town Hall, Matlock, DE4 3NN.**

**PRESENT** Councillor Peter O'Brien - In the Chair

Councillors: David Burton, Sue Burfoot, Robert Archer, John Bointon, Peter Dobbs, Nigel Norman Edwards-Walker, Stuart Lees, Dermot Murphy and Peter Slack

Present as Substitute - Councillors: Roger Shelley

Helen Mitchell (Director of Corporate and Customer Services (Monitoring Officer)), Kerry France (Legal Services Manager), Chris Whitmore (Development Control Manager), Sarah Arbon (Senior Planning Officer), Tommy Shaw (Democratic Services Team Leader) and Angela Gratton (Democratic Services Officer)

Members of the Public – 6

### **Note:**

*"Opinions expressed or statements made by individual persons during the public participation part of a Council or committee meeting are not the opinions or statements of Derbyshire Dales District Council. These comments are made by individuals who have exercised the provisions of the Council's Constitution to address a specific meeting. The Council therefore accepts no liability for any defamatory remarks that are made during a meeting that are replicated on this document."*

### **APOLOGIES**

Apologies for absence were received from Councillor(s): Neil Buttle, David Hughes, Laura Mellstrom and Nick Whitehead

### **288/23 - APPROVAL OF MINUTES OF PREVIOUS MEETING**

It was moved by Councillor David Burton, Seconded by Councillor Peter Dobbs and

### **RESOLVED**

That the minutes of the meeting of the Planning Committee held on 12 December 2023 be approved as a correct record, subject to one minor amendment.

## Voting

**9 For**  
**0 Against**  
**2 Abstentions**

The Chair declared the motion **CARRIED**.

### **289/23 - INTERESTS**

There were no declarations of interest.

### **290/23 - APPLICATION NO. 23/00990/FUL**

The Development Manager gave a presentation showing details of the application and photographs of the site and surroundings.

The Committee visited the site prior to the meeting to allow Members to appreciate the proposal in the context of its surroundings.

In accordance with the procedure for public participation, Ms Megan Askham (Agent) spoke in support of the application. Ms Emma Hickling (Local Resident) spoke against the application.

Consultation responses were set out in section 5 of the report.

Correspondence received after publication of the agenda was distributed at the meeting. This comprised of comments received from the neighbours and the applicant's structural engineer.

It was moved by Councillor Sue Burfoot, Seconded by Councillor David Burton and

**RESOLVED** (unanimously)

That planning permission be refused for the following reasons:

1. The Local Planning Authority is not satisfied that the development has been undertaken in a manner that will not adversely affect the stability of the land and result in damage to the adjacent dry stone boundary wall. The unacceptable risk to the safety of the users of adjacent land is contrary to the aims of Policy PD9 of the Adopted Derbyshire Dales Local Plan (2017).
2. Insufficient information has been submitted to demonstrate that appropriate drainage will be put in place to prevent localised flooding contrary to the aims of Policy PD8 of the Adopted Derbyshire Dales Local Plan (2017).

The Chair declared the motion **CARRIED**.

### **291/23 - APPLICATION NO. 23/00695/REM**

The Senior Planning Officer gave a presentation outlining the information submitted since the deferral of the case at the meeting held on the 12<sup>th</sup> December 2023.

The Committee visited the site on the 11<sup>th</sup> December 2023 to allow Members to appreciate the proposal in the context of its surroundings.

In accordance with the procedure for public participation, Ms Sarah Wills (Agent) spoke in support of the application. Councillor Steve Wain (Ward Member) commented on the application.

Consultation responses were set out in section 5 of the report.

Correspondence received after publication of the agenda was distributed at the meeting. This comprised of comments from the Housing Section on the housing need in the district.

It was moved by Councillor Robert Archer, seconded by Councillor Dermot Murphy and

### **RESOLVED**

That planning permission be approved subject to the conditions set out in section 8 of the report, and that Committee Members be informed of the drainage proposals as part of the requisite land drainage conditions, with any feedback presented to the case officer via the Chair.

### **Voting**

**8 For**

**0 Against**

**3 Abstentions**

The Chair declared the motion **CARRIED**.

### **292/23 - APPEALS PROGRESS REPORT**

It was moved by Councillor Stuart Lees, seconded by Councillor Peter Dobbs and

**RESOLVED** (unanimously)

That the report be noted.

The Chair declared the motion **CARRIED**.

**Meeting Closed: 8.00 pm**

**Chair**