

TOWCESTER TOWN COUNCIL

ELIZABETH COX

Town Clerk



TOWN HALL
86 Watling Street,
Towcester,
Northants NN12 6BS

Tel: 01327 350995

You are hereby summoned to attend a Meeting of the **Resources & Planning Committee** to be held at **7:00pm on Monday, 13th September 2021** at The Town Hall, Towcester.

7th September 2021

Elizabeth Cox

Town Clerk

MEMBERS OF THE PRESS AND PUBLIC ARE INVITED TO ATTEND

AGENDA

1. Apologies for Absence
To receive and approve apologies for absence.
2. Declarations of Interest.
3. Open to the Public (maximum 15 minute session)
This section of the meeting gives members of the public who are present an opportunity to speak. You may speak on any item which appears on the agenda for this evening's meeting.
4. Minutes of Meetings
To approve the Minutes of the Resources/Planning Committee Meeting held on Monday, 26th July 2021 for signing by the Chairman
5. Matters Arising from the Minutes.
6. PLANNING
 - a) Decisions - Notification is given of WNC Planning Decisions to 3rd September 2021 on the attached schedule.
 - b) Applications - To consider Planning Applications received to 7th September 2021 as outlined on the attached schedule.
 - c) To note the responses to consultations on Planning/Licensing Applications during recess.
 - d) Appeal Under S78 Against Refusal of Advertising Consent and Minor Commercial Applications
Site Address: Pizza Time, 73 Watling Street West, Towcester, NN12 6AG
Description: Fascia sign with lighting strip, internally illuminated projecting sign, painted render to match the signage (retrospective)
Application Ref: S/2021/0210/ADV
Appeal Ref: APP/Z2830/Z/21/3274603
7. DHL Public Exhibition
 - a) Notification of the public exhibitions scheduled for:-
10am to 7pm, Tuesday 14th September at Towcestrians Sports Club, Old Greens Norton Road
10am to 7pm, Wednesday 15th September at The Sawpits Centre, Richmond Road
 - b) To consider the offer for Towcester Town Council to receive a virtual presentation of the public exhibition.
8. St. Lawrence Church Wall Repairs
To consider the request put forward by the Cemetery Committee to borrow funds from the Council's National Savings & Investment Account to meet the cost of the St. Lawrence Church wall repairs.

E-mail: towncouncil@towcester-tc.gov.uk

Website: www.towcester-tc.gov.uk

Planning Applications received to 7th September 2021:-

- WNS/2021/1299/LBC Towcester Tots, 6 Watling Street, Towcester
Listed Building consent for the installation of CCTV
<http://snc.planning-register.co.uk/plandisp.aspx?recno=111493>
- WNS/2021/1336/OUT Sheppards Farm, Wood Burcote, Towcester
Residential development of up to 5 dwellings, including demolition of the existing bungalow (outline).
<http://snc.planning-register.co.uk/plandisp.aspx?recno=111524>
- WNS/2021/1351/LBC The Studio, Old Post Office Yard, Moat Lane, Towcester
Alter current spec of windows from Plastic UPVC to Hard Wood.
<http://snc.planning-register.co.uk/plandisp.aspx?recno=111377>
- WNS/2021/1069/COND Towcester Vale Phase 1, London Road, Towcester
Condition 7 [Design Code] Application for approval of details submitted pursuant to Condition 7 of planning permission S/2007/0374/OUT [Outline application for the creation of a new mixed use neighbourhood at Towcester comprising: 2750 homes; employment land to support B1, B2 and B8 uses; a main Local Centre (food store, retail units, public house/restaurant, doctor's surgery/medical centre, nursery/crèche and community hall); a support local centre (corner shops, takeaways); mixed use commercial area to accommodate Class C1 hotel with conference and leisure facilities; two new primary schools; areas of public open space and strategic landscaping, incorporating new formal sports pitches, and combined community facility and pavilion and parking and new allotments; the provision of the Towcester Relied Road connecting the A5T to the A43T; surface water/flood management works and necessary engineering works for drainage and services].
<http://snc.planning-register.co.uk/plandisp.aspx?recno=111201>
- WNS/2021/1269/MAR MEPC Silverstone Park Land south of Silverstone Park Innovation Centre, NN12 8GX
Reserved matters submission relating to Planning Permission S/2019/0443/EIA for appearance, scale, layout, access and landscaping for up to 104,432 sq ft (9,702sqm) (GEA) of commercial development and a new social hub (comprising gym, café, nursery and secure/covered cycle storage). The original outline planning application was an EIA application.
<http://snc.planning-register.co.uk/plandisp.aspx?recno=111303>

Planning Decisions received to 3rd September 2021:-

Approval for development granted in respect of:-

- S/2020/0805/FUL Formerly Buddies USA, Brackley Road, Towcester
Proposed of Use of existing restaurant (A3 use class) to mixed use including food preparation (B1 use class) including ancillary distribution and ancillary takeaway (A5 use class) and siting of associated shipping containers for use in conjunction with the proposed B1 and A5 uses.

Planning Applications considered during recess:-

No objections were raised in respect of:-

- WNS/2021/1062/FUL 51 Docklewell Close, Towcester
2 storey side extension and single storey rear extension.
- WNS/2021/1018/FUL Earls Farm, Off Earls Farm Way, Burcote Road, Towcester
Demolition of outbuilding and construction of new garage. Conversion of existing barn to habitable space.
- WNS/2021/1083/FUL Land adjacent to A43 at Lodge Farm, Greens Norton Road, Towcester, NN12 8AW
Change of use from agricultural land to dog walking facility.
NB: The request from the Northamptonshire Crime Prevention Design Advisor for further information to be submitted on proposed users/usage was supported.

WNS/2021/1015/RES	Earls Farm, Burcote Road, Towcester Variation of Condition 1 (plans) S/2019/1059/RES (Application for the approval of reserved matters for the demolition of the existing single storey stone agricultural buildings and the erection of a single two storey dwelling pursuant to planning application S/2015/1592/MAO Removal of Condition 19 (Code for sustainable homes) of S/2012/0799/MAO (outline for 210 dwellings). Comprising of: Access, appearance, landscaping, layout and scale) to revise layout of the dwelling.
WNS/2021/1211/FUL	West Hill, Abthorpe Road, Handley Park, Towcester Additional conversion of agricultural barn into a dwelling already consented as per S/2020/1515/PA.
WNS/2021/1191/FUL & WNS/2021/1192/LBC	162 Watling Street East, Towcester Replacement of the existing gas condensing boiler with a hybrid heat pump comprising heat pump outdoor unit, heat pump indoor unit and gas condensing boiler. It is proposed to install a white aluminium enclosure around the heat pump outdoor unit to improve the visual appearance and dampen the operational noise.
WNS/2021/1185/FUL	20 Willis Way, Towcester Single storey rear extension to create a ground floor wet room and bedroom.
WNS/2021/1179/FUL	32 Juniper Close, Towcester Proposed part garage conversion & part first floor extensions over, part two storey side and forward of the existing garage & new vehicular access and new parking area.
WNS/2021/1183/FUL	Wood Burcote Court, Wood Burcote Road, Towcester Demolition of existing building and construction of new dwelling.
WNS/2021/1131/FUL	7 Cedar Close, Towcester 2 storey part rear and side elevation extension and internal alterations.
WNS/2021/1143/MAR	Land at Towcester Vale, Towcester Variation of Condition 1 (plans) of S/2019/1278/MAR (Approval of reserved matters for a spine road pursuant to outline planning permission S/2007/0374/OUTWNS Mixed use development comprising 2750 dwellings, employment, local centre, education and sports uses. Outline application accompanied by a Environmental Statement). Revised design of the spine road to reflect the approved school entrance.

Street Trading Application considered during recess:-

Location:	Tove Bridge, Northampton Road, Towcester
Hours:	Monday, Thursday and Friday: 08:00 – 15:30, Saturday: 08:30 – 17:30 and Sunday: 10:00 – 16:00 selling from a converted horse box
Selling:	Brunch, lunch, sweet treats and drinks
	Via email: 8 votes against, 7 votes in support or no objection, 1 abstention.