

Addendum to Agenda Items Tuesday 11th April 2017

7. OTHER REPORTS

7a

N/2016/1073

**Section 106 Agreement in relation to the forthcoming appeal against refusal of the outline planning application (with all matters reserved except access) for residential development of up to 30 residential dwellings with associated open space, car parking and vehicular access from Booth Rise and demolition of 58 and 62 Booth Rise
Land rear of 62 Booth Rise**

No update.

9. NORTHAMPTON BOROUGH COUNCIL APPLICATIONS

9a

N/2016/1425

**New four storey building to provide shared office space & unit rooms for creative new small and medium-sized enterprises (SMEs)
Linnells Motors, Fetter Street**

Further comments from **County Highway Authority**:

- Request condition for servicing and delivery plan for the site.
- Request additional requirements to be considered as part of the Construction and Environment Management Plan.
- The revised Transport Assessment is acceptable. Condition accordingly.

Additional Condition 19:

Prior to occupation of the development hereby permitted, a delivery and servicing plan shall be submitted to and approved in writing by the Local Planning Authority. The plan shall include details of the number and frequency of deliveries and refuse collections, when they are to be carried out and how they will be managed, size of vehicles and location of where they will deliver/service from. The development shall be carried out and maintained in accordance with the approved details.

Reason: To ensure a satisfactory standard of development and in the interests of amenity in accordance with the National Planning Policy Framework.

Condition 12 amended to:

The development shall be carried out in accordance with the approved Framework Travel Plan by BSP Consulting dated 6.02.17 Rev A and maintained as such throughout the life of the development.

Reason: To ensure measures are taken to limit the impact of development on the local road network and to encourage sustainable transport in accordance with the advice contained in the National Planning Policy Framework.

Condition 13 amended to include the following:

- n) Details of hours of operation and delivery times;
- o) Details of the demolition strategy for buildings on site and a timetable for demolition;
- p) A dilapidation survey for roads immediate to the site (before and after conditions surveys) to determine any damage resulting from construction traffic, as per Section 59 of the Highways Act 1980, regarding the Recovery of Expenses due to extraordinary traffic.

9b

N/2016/1428 & N/2016/1388

Planning and Listed Building applications for development of new three storey structure on Angel Street and re-use of existing Grade II listed buildings for the University of Northampton's Institute for Creative Leather Technology & Leather Conservation Centre and to provide lettable units for creative industries including the demolition of lean-to structure, toilet block and 2-storey house.

34-38 Guildhall Road

N/2016/1388

Comments received from:

Council for British Archaeology – Support the comments made by the Council's Conservation Officer and note that an update to the historic buildings record has been requested. Would prefer this is received prior to determination, rather than conditioned.

The Georgian Group – defer to the Victorian Society as the buildings were constructed within their date remit rather than that of the Georgian Group.

The Victorian Society – no objection.

Twentieth Century Society – no comment.

Ancient Monuments Society – no objections. Good scheme which will give the listed building a positive and sustainable future.

Amended Recommendation:

APPROVAL IN PRINCIPLE subject to no adverse comments received from the **Society for the Protection of Ancient Buildings** by 18th of April 2017.

N/2016/1428

Further comments from **County Highway Authority**:

- Request condition for servicing and delivery plan for the site.
- Request additional requirements to be considered as part of the Construction and Environment Management Plan.
- The revised Transport Assessment is acceptable. Condition accordingly.

Additional Condition 20:

Prior to occupation of the development hereby permitted, a delivery and servicing plan shall be submitted to and approved in writing by the Local Planning Authority. The plan shall include details of the number and frequency of deliveries and refuse collections, when they are to be carried out and how they will be managed, size of vehicles and location of where they will deliver/service from. The development shall be carried out and maintained in accordance with the approved details.

Reason: To ensure a satisfactory standard of development and in the interests of amenity in accordance with the National Planning Policy Framework.

Condition 13 amended to:

The development shall be carried out in accordance with the approved Framework Travel Plan by BSP Consulting dated 6.02.17 Rev A and maintained as such throughout the life of the development.

Reason: To ensure measures are taken to limit the impact of development on the local road network and to encourage sustainable transport in accordance with the advice contained in the National Planning Policy Framework.

Condition 14 amended to include the following:

- n) Details of hours of operation and delivery times;
- o) Details of the demolition strategy for buildings on site and a timetable for demolition;
- p) A dilapidation survey for roads immediate to the site (before and after conditions surveys) to determine any damage resulting from construction traffic, as per Section 59 of The Highways Act 1980, regarding the Recovery of Expenses due to extraordinary traffic.

9c

N/2016/1672

**Listed building consent for Phase 1 internal refurbishment and repairs to various areas
Abington Museum, Manor House, Abington Park**

No update.

10. ITEMS FOR DETERMINATION

10a

**Proposed erection of 5 dwellinghouses on land off Crestwood Road south of Eastern District (North) Social Club
Eastern District Social Club, Crestwood Road**

No update.

10b

N/2016/1473

**Erection of 2 new dwellings to rear of 9 and 10 Thorburn Road and shared access drive
Land rear of 9 and 10 Thorburn Road**

No update.

10c

N/2016/1553

**Change of use of dwelling (Use Class C3) to house in multiple occupation (Use Class C4)
for 5 residents
75 Abington Avenue**

Reason for reporting the application to committee is because the applicant is related to a NBC employee.

10d

N/2016/1569

**Change of use from dwelling (Use Class C3) to a house in multiple occupation (Use Class C4) for 5 residents together with erection of single storey rear extension
44 Queens Road**

No update.

10e

N/2016/1588

Change of use of dwelling house (Use Class C3) at numbers 54 and 56 Thorn Hill to two properties each containing 3 studio flats and two single bedrooms with shared facilities (8 residents per dwelling)

54 - 56 Thorn Hill

58 Thorn Hill – objection on the ground of lack of parking.

Private Sector Housing – no objection to the proposal.

10f

N/2016/1593

Variation of Condition 6 of N/2014/0475 (Outline permission for the demolition of the existing University facilities and erection of new buildings comprising residential accommodation (Use Class C3) of up to 800 units) to amend wording of condition to ensure the provision of an average of two parking spaces per dwelling (up to a maximum of 800 dwellings)

University of Northampton Park Campus, Boughton Green Road

No update.

10g

N/2017/0013

**Proposed installation of automated entry gate system to carpark
Dover Court, St James Road**

No update.

10h

N/2017/0187

Change of use from dwelling (Use Class C3) to house in multiple occupation (Use Class C4) for a maximum of 4 residents

46 Lea Road

No update.