



**Town Mayor** – Cllr Tafadzwa Chikoto

**Town Clerk** – Felicity Ryan

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Minutes of the meeting of Corby Town Council Planning Committee held on Monday 5<sup>th</sup> September 2022, 7pm at Hazelwood Neighbourhood Centre.

Present : Cllr R Newby (Chairman) Cllr R Beeby Cllr T Chikoto  
Cllr C Reilly

Also present : F Ryan Town Clerk  
2 members of the public

#### **135/22 APOLOGIES FOR ABSENCE**

It was **RESOLVED** to accept apologies for absence from Cllr A Dady.

#### **136/22 TO RECEIVE DECLARATIONS OF INTEREST RELATED TO BUSINESS ON THE AGENDA**

None declared

#### **137/22 PUBLIC PARTICIPATION**

A member of the public spoke in relation to the pre-application consultation for the development on the former Co-op site on Alexandra Road, Corby.

A member of the public spoke in relation to Agenda item 141/22 in relation to the North Northants Council HMO consultation.

#### **138/22 MINUTES**

It was **RESOLVED** to approve the minutes of the Planning Committee meeting held on 1<sup>st</sup> August 2022.

#### **139/22 RETROSPECTIVE PLANNING APPLICATIONS AND CONSULTATION CRITERIA**

Due to the absence of the North Northants Officer this item was **DEFERRED** to the next meeting.

#### **140/22 PLANNING APPLICATIONS**

From the weekly list provided by the Clerk, it was **RESOLVED** to comment as follows :

- a) [NC/22/00272/DPA | Redevelopment of industrial site for a new warehouse building, including office space \(Use Classes B8 and E\(g\)\(i\)\) with associated parking, servicing and landscaping | Corus Tubes Weldon Road Corby Northamptonshire NN17 5UE](#) \* Clerks note Class B8 Storage or distribution - This class includes open air storage. Class E(g)(i) Offices to

carry out any operational or administrative functions. It was RESOLVED to comment as follows : We are concerned with the implications on loss of trees and wildlife.

- b) [NC/22/00298/DPA | Erection of a large log cabin to be used by the children in the 6th Form. | Redkite Academy Purbeck Drive Corby Northamptonshire NN18 0BX](#) – It was RESOLVED to comment as follows : We would request that the shed is made of energy efficient materials to reduce the environmental impact of heating the building.
- c) [NC/22/00301/DPA | Installation of removable storage containers to create commercial storage facility \(use class B8\) | Corby Business Centre Eismann Way Corby Northamptonshire NN17 5ZB](#) \* Clerks note Class B8 Storage or distribution - This class includes open air storage. – It was RESOLVED to comment as follows : We would ask that consideration is given regarding existing hedgerows and consideration in relation to parking on the development.
- d) [NC/21/00441/COU | Change of use from storage room at ground floor to retail/office | Sarrington House 39 High Street Corby Northamptonshire NN17 1UU](#) - No comment made
- e) [NC/22/00318/CAT | Remove the large conifer tree with unstable root plate | 14 Clifton Square Corby Corby NN17 2DB](#) - No public documents were available for inspection. ACTION : Clerk to contact planning authority.
- f) [NC/22/00291/REM | All Reserved Matters Pursuant to Outline Planning Permission 19/00351/OUT for 264 Dwellings and associated infrastructure associated with Parcels 2 & 3, Zone 2, Key Phase 1 | Priors Hall Development Site Stamford Road Weldon \(corby.gov.uk\)](#)  
- No comment made
- g) [NC/22/00258/DPA | Erect 3 Bed Dwelling with associated parking and landscaping at land adjacent 1 Clifton Square, | 1 Clifton Square Corby Corby NN17 2DB](#) : It was **RESOLVED** to comment as follows : Corby Town Council are concerned regarding the loss of amenity land which will be developed in this application.
- h) [NC/22/00277/DPA | Erection of new 6no. bay van canopy to be constructed from galvanised steel. Works to existing grass verge to accommodate, with new full depth macadam to be laid. | Asda Superstore Phoenix Park Way Corby Northamptonshire NN17 5DT](#) : It was RESOLVED to comment as follows : This is a substantial project. We support the comments made in Highways response. We believe the assertion at section 10.1 of the design and access statement to be open to challenge due to the nature of the shopping area and its use e.g we believe click and collect shoppers use the area as well as this area being used for deliveries.

- i) [NC/22/00311/OUT | Demolition of existing industrial site and redevelopment of site for new industrial/warehouse buildings \(Use Classes E\(g\)\(iii\)/B2/B8\) with associated parking, servicing and landscaping. | Corus Tubes Weldon Road Corby Northamptonshire NN17 5UE](#) : It was RESOLVED to comment as follows : We believe the impact on wildlife areas is of concern and the opportunity to install energy efficient devices in the development should be considered.
- j) [NC/22/00319/DPA | Single storey extension to side and partially to front of dwelling. | 79 Cannock Road Corby Corby NN17 1YQ](#) : No comment
- k) [NC/22/00323/ADV | 2 x internally illuminated fascia sign | 57 Occupation Road Corby Northamptonshire NN17 1ED](#) : No comment
- l) [NC/22/00326/RVC | Two storey extension to side of property and new roof to existing rear extension \(amended\). | 17 Honiton Gardens Corby NN18 8BW](#) Clerk's note : original application (CTC offered no comment) : [NC/22/00005/DPA | Two storey extension to side of property and new roof to existing rear extension \(amended\). | 17 Honiton Gardens Corby NN18 8BW](#) : It was RESOLVED to comment as follows : We have no objection to the application provided that the extension remains ancillary and does not create a separate dwelling.
- m) [NC/22/00332/DPA | Change of use from C4 HMO 6 persons to Sui Generis HMO 9 Persons | 23 Sutherland Road Corby Northamptonshire NN18 9LU](#) : it was **RESOLVED** to **OBJECT** to the application as follows : The impact of the parking opportunities in the area, particularly at the front of the property. We would also ask that any fire safety concerns are addressed by Building Control. We are also concerned regarding the environmental impact on surrounding properties e.g increased refuse.
- n) [NC/22/00335/DPA | Construction of a high ropes course and a 18 hole adventure golf course | Holiday Inn Geddington Road Corby Northamptonshire NN18 8ET](#) : It was **RESOLVED** to comment as follows : We ask that further consideration is given to environmental issues especially those relating to the displacement of deer. We also ask that the proximity of the occupants of the lodge is accounted for along with the impact on adjoining woodland. We also ask that consideration is given to the development's impact on parking in the area.
- o) [NC/22/00348/TPO | T1 Oak of MWA Arboricultural Report Works: Reduce crown near to previous reduction points pruning to appropriate unions. Prune on a triennial cycle to maintain broadly at reduced dimensions. and T2 Oak of MWA Arboricultural Report Works: Remove \(fell\) to near ground level and treat stump to inhibit regrowth. Reason: Clay shrinkage subsidence damage at neighbouring property 20 Stalbridge Walk, NN18 0DT. | 22 Stalbridge Walk Corby Northamptonshire NN18 0DT](#) : It was **RESOLVED** to request further evidence from the Tree Officer.

#### **140/22 CONSULTATIONS**

- HMO consultation : It was **RESOLVED** for Councillors to promote the North Northants Consultation to residents to respond.

#### **141/22 MATTERS FOR INFORMATION OR DISCUSSION**

Date of next meeting : 3<sup>rd</sup> October , 7pm, Hazelwood Neighbourhood Centre.

Meeting closed 20.34pm

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