

**MINUTES** of a meeting of the **REGULATORY – PLANNING COMMITTEE** held at County Hall, Matlock on 20 April 2015.

**PRESENT**

Councillor J Innes (in the Chair)

Councillors M Ford, S Freeborn (substitute Member), Janet Hill, R L Hosker, R Mihaly, R A Parkinson, T Southerd and J Twigg.

Apologies for absence were received from Councillors Julie Hill and B Wright.

No Declarations of Interest were received.

No Significant Lobbying had been received.

**20/15** **MINUTES RESOLVED** that the Minutes of the meeting of the Committee held on 9 March 2015 be confirmed as a correct record and signed by the Chair.

**21/15** **APPLICATION FOR RETROSPECTIVE PERMISSION FOR CHANGE OF USE TO WASTE TRANSFER STATION, AT PLANET METALS, INCOMOL BUILDING, DERBY ROAD, CLAY CROSS APPLICANT PLANET METALS (CODE NO CW4/0115/132)** The applicant sought a grant of retrospective planning permission to authorise the change of use of existing industrial premises from a general industrial use to a waste transfer station use. The waste transfer use involved metal sorting and processing before export for final disposal and processing for recycling elsewhere. Details of the development were contained within the report of the Strategic Director for Economy, Transport and Environment, together with comments received from consultations and following publicity. Comments submitted from North East Derbyshire District Council, Clay Cross Parish Council and the Environment Agency were included in the report. One letter had been received following publicity, whilst not objecting to the principle to the continuation of the development, there were concerns regarding noise and had requested an alteration to working practices. The Strategic Director's representative commented that noise impacts would be limited to an extent by the draft condition which limited the hours of operation and that it would also be possible to impose a condition to control maximum height from which objects were dropped into the skips. More information on parking and vehicle manoeuvring on site had been requested by the Highways Authority; this was addressed through a draft condition which required submission and

implementation of a detailed layout scheme for the site which would include marked parking and vehicle manoeuvring areas.

The application had been considered in accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004; other material considerations, including the National Planning Policy Framework, National Planning Practice Guidance, the National Waste Management Plan and National Planning Policy for Waste had also been taken in to account. It was considered that the key planning considerations for the application were need for the development, location of the development, potential impacts on amenity and on the surrounding environment, and cumulative impact of the development.

The report concluded that on balance the waste metal transfer facility would help to cater for the needs of the local area and have benefits in enabling waste to be processed higher up the waste hierarchy and its contribution towards sustainable waste management objectives. The Strategic Director was satisfied that its impacts on amenity and the environment were not significant and could be appropriately controlled by planning conditions. The application accorded with the National Planning Policy Framework, the National Planning Policy for Waste, the development plans and other material planning considerations.

The Strategic Director's representative reported that an Environmental Permit was not required by the Environment Agency for the proposed operations on site. The Strategic Director's representative then showed screen projections of location plans of the site and photographs of the current facility in use. In response to questions from Committee Members, it was confirmed a residential area was about 400 metres away from the site and the provisions of the draft conditions in the report were reviewed. The Strategic Director's representative then confirmed that he was satisfied with the control that such conditions would bring to the site, subject to an additional condition in the interests of amenity, to require submission and implementation as approved of a scheme of working practices to minimise noise impacts from dropping of objects into skips and other sporadic noise generating activities under the use to be permitted.

**RESOLVED** that planning permission be granted in accordance with the application, subject to a set of conditions substantially similar to those given in the report of the Strategic Director for Economy, Transport and Environment, with an additional condition to require submission and implementation as approved of a scheme of working practices to minimise noise impacts from dropping of objects into skips and other sporadic noise generating activities under the use to be permitted.

**22/15**                    **CURRENT ENFORCEMENT ACTION**   **RESOLVED** to receive the report on Current Enforcement Action.

**23/15**                    **OUTSTANDING APPLICATIONS**   **RESOLVED** to receive the list on decisions outstanding on 20 April 2015 relating to EIA applications outstanding for more than sixteen weeks, major applications outstanding for more than thirteen weeks and minor applications outstanding for more than eight weeks.

**24/15**                    **CURRENT APPEALS/CALLED-IN APPLICATIONS**   **RESOLVED** to note the report on current appeals/called-in applications relating to County matters.

**25/15**                    **DEVELOPMENT MANAGEMENT MONTHLY PERFORMANCE MANAGEMENT STATISTICS**   **RESOLVED** to receive the Planning Services Development Management Monthly Performance Management Statistics for March 2015.

**26/15**                    **MATTERS DETERMINED BY THE STRATEGIC DIRECTOR FOR ECONOMY, TRANSPORT AND ENVIRONMENT UNDER THE DELEGATED POWERS**   **RESOLVED** to note that the following applications had been approved by the Strategic Director for Economy, Transport and Environment under the Delegated Powers on:-

**(a)    12 March 2015**

- 1      Proposed Engineering Works to Restore Former Landfill Comprising Re-Grading of Landfill and Adjacent Area, Installation of a Capping System, Importation of Restoration Soils and Formation of a Surface Water Lagoon at Former Staveley Works, off Works Road, Hollingwood, Chesterfield  
Applicant: Saint Gobain Pam UK Ltd  
Planning Application Code No: CW2/0113/133
- 2      Proposed Installation of a metal Framed Bike Shelter with Clear Perspex Cover at Matlock Bath Holy Trinity C of E (Controlled) Primary School, Clifton Road, Matlock Bath  
Applicant: Derbyshire County Council  
Planning Application Code No: CD3/0115/133
- 3      Proposed Installation of Timber Trim Trail Play Equipment at Westhouses Primary School, Bolden Terrace, Westhouses  
Applicant: Derbyshire County Council  
Planning Application Code No: CD5/0115/129
- 4      Delegated Decision on Schemes Required by Planning Conditions:

- SD2695
- SD2661
- SD2675
- SD2679

**(b) 19 March 2015**

- 1 Proposed Retention of a Temporary Modular Building at Chinley Primary School, Buxton Road, Chinley  
Applicant: Derbyshire County Council  
Planning Application Code No: CD1/0115/134
- 2 Proposed Installation of a Multi-Use Games Area, a Metal Storage Shed and Perimeter Fencing at The Brigg Infant School, South Street, South Normanton  
Applicant: Derbyshire County Council  
Planning Application Code No: CD5/0115/126
- 3 Proposed Demolition of Existing Brick Kiosk and Erection of New Glass Reinforced Plastic Kiosk to Facilitate the Existing Sewage Pumping Station at Manor Farm Barns, Breadsall  
Applicant: Severn Trent Water Ltd  
Planning Application Code No: CW8/0115/136
- 4 Submission for the Authority's Approval under Part 19B of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995: the Proposed Erection of Welfare Facility and a Replacement Sand Tower at Swarkstone Sand and Gravel Quarry, Twyford Road, Barrow on Trent  
Applicant: Lafarge-Tarmac Limited  
Submission Code No: PD19/9/50
- 5 Delegated Decision on Schemes Required by Planning Conditions:
  - SD2677
  - SD2678
  - SD2708
  - SW2688
  - SM2579

**(c) 26 March 2015**

- 1 Retention of Existing Modular Teaching Accommodation used as a Specialist Teaching Unit for Pupils with Social, Emotional and Behavioural Difficulties, Tupton Hall School, Old Tupton, Chesterfield  
Applicant: Derbyshire County Council  
Planning Application Code No: CD4/0115/130

2 Retrospective Planning Application for the Retention of a GRP Switch Container at Shirebrook Energy Park, off Portland Drive, Shirebrook  
Applicant: Alkane Energy Limited  
Planning Application Code No: CM5/0215/140

3 Proposed Installation of a Metal Storage Shed and Polytunnel at Tibshelf Community School, Doe Hill Lane, Tibshelf  
Applicant: Derbyshire County Council  
Planning Application Code No: CD5/0115/128

4 Delegated Decision on Schemes Required by Planning Conditions:

- SW2685
- SW2686

**(d) 2 April 2015**

1 Erection of Freestanding Canopy, Shirland Primary School, Park Lane, Shirland  
Applicant: Derbyshire County Council  
Planning Application Code No: CD4/0115/131

2 Delegated Decision on Schemes Required by Planning Conditions:

- SW2689
- SW2682
- SD2707
- SD2696
- SD2697
- SD2698
- SD2715
- SD2713
- SD2714
- SD2691
- SD2709
- SD2711
- SD2712

**(e) 16 April 2015**

1 Application for Non-Material Amendment at Harpur Hill Primary School, Trent Avenue, Harpur Hill, Buxton  
Applicant: Derbyshire County Council  
Planning Application Code No: NMA/0315/38

2 Delegated Decision on Schemes Required by Planning Conditions:

- SD2676
- SD2716

- SD2717
- SD2718
- SD2719
- SM2041
- SM2042

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