

**BRAUNSTONE TOWN COUNCIL**

**MINUTES OF PLANNING & ENVIRONMENT COMMITTEE**

**THURSDAY 9TH JANUARY 2020**

**PRESENT:** Councillor Robert Waterton (Chair), Phil Moitt (Vice-Chair) and Councillors Anthea Ambrose, Sohan Johal, Darshan Singh, Christiane Startin-Lorent and Marion Waterton.

**Officers in attendance:** Darren Tilley, Executive Officer & Town Clerk.

There were no members of the public present at the meeting.

**99. Apologies**

An apology for absence was received from Councillor Imran Uddin.

**100. Disclosures of Interest**

There were no disclosures of any Disclosable Pecuniary or Non-Pecuniary Interests by members.

**101. Public Participation**

In accordance with Standing Order 3.6, members of the public may attend the meeting for the purpose of making representations, giving evidence or answering questions in respect of any item of business included on the agenda.

There were no members of the public present.

**102. Minutes of the Meeting held 9th December 2019**

The Minutes of the Meeting held on 9th December 2019 were circulated (item 4 on the agenda).

**RESOLVED** that the Minutes of the meeting held on 9th December 2019 be approved and signed by the Chairperson as a correct record.

**103. Planning and Licensing Applications dealt with under Delegated Authority**

The Committee received and noted responses to planning applications taken under Delegated Authority (item 5 on the agenda). No licensing applications were received.

**RESOLVED** that the action taken by the Executive Officer & Town Clerk under delegated authority in forwarding the following observations to Blaby District Council be noted:

1. **Application No:** 19/1585/FUL
- Description:** Demolition of existing garage and erection of 2 x 1 bedroom flats
- Location:** 438A Braunstone Lane Braunstone Town  
Leicester Leicestershire
- Response:** *Braunstone Town Council does not object to the application; subject to:*
- i. the internal layout, including the size of the rooms, meeting the relevant standards for the type of accommodation;*
  - ii. the on-site parking shown in the plans being made available for use prior to occupation and remaining available in perpetuity; and*
  - iii. confirmation that sufficient alternative on-site parking with suitable access was being provided for 438A Braunstone Lane.*
- Reasons:** *Beech Drive contained similar infill developments and a mixture of detached and semi-detached properties; therefore, the proposal would be in keeping with the character of the area, while giving regard to:*
- i. ensuring that the accommodation was suitable for occupation;*
  - ii. to prevent over parking on Beech Drive, which had a similar development opposite and could impact adversely on highway safety; and*
  - iii. to avoid additional parking on the highway following the loss of garage space for 438A Braunstone Lane.*

#### **104. Planning Applications and Licensing Applications**

The Committee received details of planning applications to be considered by Blaby District Council (item 6 on the agenda). The Committee noted that there were no licensing applications.

**RESOLVED** that the following response be forwarded to Blaby District Council:

##### Planning Applications

1. **Application No:** 19/1616/HH
- Description:** Two storey side and single storey front and rear extensions

**Location:** 65 Kingsway North Braunstone Town Leicestershire  
LE3 3BD (Winstanley Ward)

**Response:**

1. *Braunstone Town Council does not object to the application; subject to:*
  - i. *no windows in the first floor side elevation without the explicit consent of the local planning authority; and*
  - ii. *on-site parking being made available for 3 vehicles prior to the garage being converted and being permanently available for use.*
2. *Braunstone Town Council requests that advice be given to the applicant concerning work and delivery vehicles avoiding parking on the highway (including the footway) and arriving and leaving during school start and end times.*

**Reasons:**

1. *The property was located on a reasonable sized large plot, which was landscaped and therefore was unlikely to have an adverse impact on the neighbouring properties; however:*
  - i. *any windows in the first floor side elevation could adversely affect the privacy of the neighbouring property; and*
  - ii. *the property was opposite two schools and close to a junction and any additional on-street parking could adversely affect the safety of highway users, including footway users.*
2. *To protect the safety of school children.*

#### **105. Additional Planning and Licensing Applications**

The Committee noted that there were no additional planning or licensing applications received since the publication of the agenda.

#### **106. Planning Decisions**

The Committee received and noted planning decisions made by Blaby District Council (item 8 on the agenda).

**RESOLVED** that the decisions be noted.

*Reason for Decision*

*To keep a watching brief on the decisions and to review the impact of Town Council comments upon the decision making process.*

**107. Feedback on Planning Application Decisions**

The Committee noted there was no outstanding feedback concerning planning application decisions by Blaby District Council where the Committee had queried the decision.

**108. Lubbesthorpe**

The Committee noted that no further meetings had been scheduled with local Parishes concerning Lubbesthorpe. Scheduling a further meeting was due to be considered by Leicester Forest East Parish Council on 22nd January 2020.

**109. Financial Comparisons**

The Committee received Financial Comparisons for the period 1st April 2019 to 30th December 2019 (item 11 on the agenda).

**RESOLVED** that the report be noted

*Reason for Decision*

*There were no issues of concern with the income and expenditure against the budget for 2018/2019.*

**110. Approval of Accounts**

The Committee considered payments from 30th October 2019 until 30th December 2019 (item 12 on the agenda).

**RESOLVED** that the list of Approved Expenditure Transactions for the Period 4th September 2019 until 29th October 2019 be approved.

*Reason for Decision*

*To authorise payments in accordance with the Accounts & Audit Regulations and the Council's Financial Regulations.*

**111. Houses in Multiple Occupation**

**RESOLVED** *That in view of the special / confidential nature of the business to be transacted, the press/public be excluded and they be instructed to withdraw (Standing Orders 3.5 and 3.7 apply). Reason for exception – Personal Information and Information provided in confidence.*

The Committee received details of known and potential Houses in Multiple Occupation in Braunstone Town and setting out feedback and issues which have been identified (item 13 on the agenda).

## RESOLVED

1. That the report be noted and the information concerning suspected Houses in Multiple Occupation, which were not registered, be passed to the relevant enforcement team at Blaby District Council;
2. that Blaby District Council officers responsible for dealing with the regulatory framework in relation to Houses in Multiple Occupation be invited to a future meeting of the Committee; and
3. that a report be submitted to the meeting of the Committee, scheduled for January 2021, providing an update on known and potential Houses in Multiple Occupation in Braunstone Town and setting out feedback and issues which had been identified.

### *Reasons for Decision*

1. *To safeguard residents of potentially unregulated Houses in Multiple Occupation and protect the amenity of the surrounding area.*
2. *To understand more about the regulatory framework in place and how the Councils could work together to ensure Houses in Multiple Occupation were provided in the most appropriate location and to an appropriate standard.*
3. *To monitor the expansion of Houses in Multiple Occupation, to ensure that such properties were properly regulated and to ensure that communities were not adversely affected.*

The meeting closed at 8.15pm.

**NOTE:**

CRIME & DISORDER ACT 1998 (SECTION 17) – The Council has an obligation to consider Crime & Disorder implications of all its activities and to do all that it can to prevent Crime and Disorder in its area.  
EQUALITIES ACT 2010

Braunstone Town Council has a duty in carrying out its functions to have due regard to:-

- eliminate unlawful discrimination, harassment and victimisation;
- advance equality of opportunity between different groups; and;
- foster good relations between different groups

To ensure that no person receives less favourable treatment on the basis of race, disability, sex, gender re-assignment, sexual orientation, age, religion or belief, marriage or civil partnership, pregnancy or maternity.

These issues were considered in connection with each of the above decisions. Unless otherwise stated under each item of this report, there were no implications.

SIGNED: \_\_\_\_\_

DATE: \_\_\_\_\_