

**SITE VIEWING GROUP VISITS
4 AUGUST 2015**

Present: Councillors G Lawman, Hallam and Ward. (Councillor Maguire gave his apologies).

1. WP/15/00380/FUL – LAND ADJACENT TO 86 SHELLEY ROAD, WELLINGBOROUGH

In addition to the Site Viewing Group, others present were:

O Duyile (Acting Principal Planning and Building Control Manager)

F Hubbard (Democratic Services Officer)

Agent

Owners of 48, 86 and 88 Shelley Road

Councillor Scarborough

The group assembled on the site and the applicant explained the scheme to erect two storey 1 x 2 beds and 1 x 1 bed flats on land adjacent to 86 Shelley Road.

The owner of 86 Shelley Road invited the group to view the proposal from her garden and from inside her home. The owner expressed concerns about the brick wall that would be seen from her dining room and also the loss of light.

During the visit the following concerns were raised:

- The footpath being affected by the removal of the trees;
- Loss of privacy and overlooking;
- Loss of light;
- Parking/access issues;
- Access problems for construction vehicles.

2. WP/15/00304/FUL – THE MONK AND MINSTREL, 5 KETTERING ROAD ISHAM

In addition to the Site Viewing Group, others present were:

O Duyile (Acting Principal Planning and Building Control Manager)

F Hubbard (Democratic Services Officer)

Applicant

Agent

Owners of 2 and 3 Kettering Road

Owner of the Brambles, Green Lane

Owner of 3 Langton Place

Representatives from Isham Parish Council

The site viewing group assembled on the site and the agent explained the scheme for the conversion of the existing public house to 3 self-contained flats involving part demolition of the rear additions and the erection of 5 detached dwelling houses with garages.

The access drive would be in the centre of the development for visual splay and safe access.

It is proposed to change the Pubic House to a café on the site with a 2 year lease. Once the lease has expired then the residential development would be built.

The applicant said the car park could currently be used by the village residents.

Some questions were raised about the current levels of the site, the turning head and retaining structure. A comment was made regarding water drainage – there would be more grassed areas when the development was built and gullies in the access road.

A comment was made about keeping some of the existing trees on the site.

The group viewed the proposal from the rear and also the landscape boundary.

3. WP/15/00166/FUL AND WP/15/00167/LBC – 13 SYWELL VILLAGE, SYWELL

In addition to the Site Viewing Group, others present were:

O Duyile (Acting Principal Planning and Building Control Manager)

F Hubbard (Democratic Services Officer)

Applicant

Occupiers of 14 Sywell Village

Alex Stevenson (Conservation Officer)

Representatives from Sywell Parish Council

The group assembled on the site and the applicant explained the proposal to erect a two storey side extension. The façade would match the existing dwelling and the pitch roof of the extension would be lower than the existing roof. The original porch would be removed but the applicant would try and retain the porch, if possible. The same corner stone and coins would be used. The scheme also includes a bathroom and landing and would be constructed in a way to give light to these areas.

The group then viewed the proposal from 14 Sywell Village.

It was noted that a large conifer tree had been removed from the rear of 13 Sywell Village.

A comment was made that two similar schemes for side extensions in this street had been refused over the years.

The group left the property and viewed the street scene.