

Agenda of the Environment Committee for Breaston Parish Council which will be held on Monday 12th of April 2021 at 9.00am via Remote Zoom Meeting.

1. Dear Councillors

You are summoned to attend the Environment Committee Meeting of Breaston Parish Council which will be held on Monday 12th April 2021 in the Parish Council Meeting Room, Blind Lane, Breaston, Derbyshire at 9.00am.

Meeting ID: 848 6198 4494

Passcode: 089451

Yours sincerely

Nicala O'Leary
Clerk of the Council

2. Public Session –

at the start of the meeting a period of not more than 15 minutes will be made available for members of the public to ask questions about Parish Council matters. Whilst the public are permitted to remain during the Council session, they may take no part in the proceedings.

3. Apologies:

4. Declaration of Members Interests –

To enable any Councillors to indicate any items on the agenda in which they have a personal or pecuniary interest in accordance with the Parish Council's Code of Conduct –

5. Dispensations –

To report on and consider any requests for dispensation in accordance with s31 of the Localism Act 2011

6. Village Improvement Programme –

To RESOLVE to note the information.

7. New Parish Plan Document -

To RESOLVE to note the information.

8. Flood Issues–

a) Risley Lane –

To RESOLVE to note the information.

b) Gregory Avenue/Festival Avenue –

To RESOLVE to note the information.

c) Heath Gardens –

to RESOLVE to note the information.

d) Longmoor Lane Flooding
to RESOLVE to note the information.

9. Applications –
See attached list.

10. Decisions
See attached list.

11. Navigation Inn – Listed Status –
To RESOLVE to note the information.

12. Climate Change –

a)Climate Change Pack
To RESOLVE to note the information.

a)Climate Change Mission
To RESOLVE to note the information and on what action to take.

a)Marches Energy Agency – Energy Efficiency Advice-
To RESOLVE to note the information.

13. Erewash Borough Council Core Strategy Review –
To RESOLVE to note the correspondence as circulated by the Clerk. Consultation on the Core Strategy Review commences 29.03.21 and ends 10.05.21. Cllrs are asked to RESOLVE if they have any comments to make to the consultation.

14. Councillor's Reports Feedback:
a) Goldenbrook Sewage – Cllr Fisher
To RESOLVE to note the information.

15. Councillor's Reports:

Date	App No	Address	Proposed Development	BPC Decision	EBC Decision
24.03.21	Pre Application Consultation from Sinclair Dalby	Wilsthorpe Lodge Farm, Sandiacre	Proposed Telecommunications Upgrade	This is a pre application consultation from the company carrying out the work which falls in Breaston Parish. Once the consultation has been undertaken they will make an application to Erewash Borough Council.	
11.03.21	ERE/0321/0037	14 Festival Avenue	Proposed single storey rear extension and erection of detached outbuilding		
19.03.21	ERE/0321/0066	7 Maxwell Street	Single storey front and rear extension and loft conversion including rear dormer window		
31.03.21	ERE/0321/0094	59 Wilsthorpe Road	Erection of part two storey, part single storey extensions to rear		
16.03.21	ERE/0321/0070	28 Wards Lane	T1 (Maple) - remove due to the proximity to the building and suppressed growth resulting in poor structure and form. T2 (Birch) - remove in order to thin line of trees and enable the better quality retained birch more room to grow with less competition.	No Consultation	
EREWASH DECISIONS					
19.02.21	ERE/0221/0048	35 Grosvenor Avenue	Replacement of existing conservatory with single storey extension	No Objection	Approved with conditions 25.03.21
17.02.21	ERE/0221/0047	Duffield House, Blind Lane	Various works to trees	No consultation	Approved with conditions 31.03.21
3.2.21	ERE/0221/009	41 Marlborough Road	Proposed two-storey side extension and single storey rear extension.	No objection in principle however concerns were raised in relation to the terracing effect with the neighbouring property, there could be some overshadowing and loss of light and outlook to both neighbouring properties. A note to the applicant to remind them of their responsibilities in relation to the Party Wall Act.	Approved with conditions 18.03.21
04.02.21	ERE/0221/0008	31 Firfield Ave	Single Storey side extension to existing bungalow	No Objections	Approved with

					conditions 18.03.21
26.01.21	ERE/0121/0052	2 Albert Road	Demolition of outbuildings and erection of single storey extension to side and rear	<p>No objection in principle, but it was noted that there could be some overshadowing and loss of light and outlook to the neighbouring property. A note also to the applicant to remind them of their responsibilities in relation to the Party Wall Act.</p> <p>Is this development to be used for the operation of a business?</p>	Approved with conditions 12.03.21
15.01.21	ERE/0121/0026	Co-Op Food, The Green	Decorate shop front window frames and doors in Traffic Grey B RAL 7043. New plant to rear of store on concrete bases. New Key klamp ra protection around plant. New Amazon lockers to front of store. New 2.5m high storage unit to the rear of store.	<p>We have no objections to the changes to the decoration of the building and have no objections to the new store to the rear of the building.</p> <p>However, concerns have been raised regarding the possible noise nuisance for nearby neighbours from the new air conditioning units.</p> <p>We recommend refusal for the installation of the Amazon lockers to the front of the store on the following basis:</p> <p>a) Normally 'Permitted Development' but as they are in our Conservation Area, they are subject to The Town and Country Planning (General Permitted Development) 2015, Class C1 f(i) 'Not Permitted'.</p> <p>b) Section 69 of the Planning (Listed Building and Conservation Areas) Act 1990 defines conservation areas as 'areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance' and local planning authorities have the statutory duty to identify and designate. These lockers are not contributing to and are at odds with our Village Green and Conservation Area Environment.</p> <p>c) The delivery to and collection from of parcels may take place 24/7 giving rise to considerable</p>	Approved with conditions 31.03.21

				<p>noise and disturbance to neighbouring properties. Not only from the use of the lockers but also vehicle noise, parking issues and further congestion in what is a busy area for most of the operational hours of the Co-op store.</p> <p>d)Not exactly in a colour or position to minimise their visual impact.</p> <p>e) Lockers can be illuminated, not clear on the application.</p> <p>f) Potential for theft, as the CO-OP seems to have been a target in the past.</p> <p>g) EBC 'Breaston Conservation Area Character Appraisal 2012' - 10.3 On the west side of the Green, there is a prominent group of modern buildings (including the COOP) that undermine the special character of the area.</p>	
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