

**BLABY PARISH COUNCIL  
MEETING OF THE PLANNING COMMITTEE  
Held in the Oakfield Room, Blaby Civic Centre at 7pm on Tuesday, 11<sup>th</sup> April 2023**

**PRESENT:** Mr G Harding (Chairman)

Mrs M Broomhead, Ms M Grant, Mrs S Skeemer, Miss M Small, Mr M Wareham, Mrs S Clifton (Deputy Manager) & Mrs V Jepson (Manager).

P.686      **1. APOLOGIES FOR ABSENCE – None.**

P.687      **2. TO RECEIVE MEMBERS DISCLOSURES OF INTEREST & REQUESTS FOR DISPENSATIONS IN ACCORDANCE WITH THE CODE OF CONDUCT – None.**

P.688      **3. REPORTS RECEIVED FROM BLABY DISTRICT COUNCIL**

**a) 23/0062/FUL – Car Park Johns Court, Blaby:-** Demolition of the existing dilapidated brick-built toilet block and erection of new modular ‘changing places and toilet facility. **APPROVAL**

**b) 22/0598/FUL – 11A Johns Court, Blaby:-** Retention of change of use from ancillary storage area associated with ground floor Hot Food Takeaway (Sui Generis) to a residential unit comprising a 2-bedroom flat (Class C3). **APPROVAL**

**c) 22/0989/FUL – Mill Lane, Farm Mill, Blaby:-** Change of use of land to community allotment with proposed polytunnel. Retrospective siting of portaloo. **REFUSAL**

P.689      **4. PLANS RECEIVED FROM BLABY DISTRICT COUNCIL**

**a) 23/0104/HH – 74 Winchester Road, Blaby, LE8 4HJ:-** Two storey front and rear and single storey rear extensions.  
**COMMENTS:** No Comments.

**b) 23/0137/HH – 16 Holly Grove, Blaby, LE8 4GF:-** First floor side extension.  
**COMMENTS:** No Comments.

**c) 23/0168/FUL – Atm Os 17-19 Western Drive, Blaby:-** Subdivision of existing shop to create two units comprising of a Hot Food Takeaway (Use Class Sui Generis) and Off Licence (Use Class E) with single storey rear extension.  
**COMMENTS:** No Comments.

**d) 23/0226/ADV - 10 Johns Court, Blaby, LE8 4DJ:-** Display of 1 x internally illuminated fascia sign.  
**COMMENTS:** No Comments.

P.690 **5. TO REPORT UPDATE ON FREER CLOSE**

Previously the sale for the parcel of land at Freer Close was withdrawn due to the restrictions within the Deed that Blaby District Council refused to remove.

At the time the owners of the property had commenced building of the extension without planning permission, the building work caused partial damage to the land by moving the original gate entrance further down the land, causing a trip hazard and leaving the land in a poor state.

An email received from the resident on the 28<sup>th</sup> March 2023 stating Leicestershire County Councillor Mr Welsh had spoken to Blaby Parish Council planning, who kindly agreed to allow the resident to “borrow” the parcel of land to allow them to create an entrance across the land into the garden.

It was explained Blaby Parish Council had no knowledge of this and Cllr. Mr Welsh had no authority to agree to this.

The resident has been made aware the partial damage to the land from the building work would need to be repaired and the land returned to its original condition.

The resident was invited to attend tonight’s planning committee meeting, but refused as they stated they would have the land repaired by the 11<sup>th</sup> April 2023.

As of today, the land has still not been repaired but a request has been verbally received from the resident asking for a licence to be granted by Blaby Parish Council to allow a path to be built across the parcel of land into the resident’s garden. The resident was asked to put the request in writing, so far this has not been received.

**AGREED:** Write to the resident stating the land has not been returned to its original standard as originally agreed and the resident is given until Monday, 17<sup>th</sup> April 2023 to rectify this matter, if this work is not carried out then the Parish Council will do the land repairs and will invoice the resident for the materials including top soil, grass seed and labour charges. The cost of this repair will be £200.00.

It has been reiterated to the resident that the Parish Council were unable to sell the land after their original request due to covenants presented by Blaby District Council.

P.691 **6. REPORTS FROM BLABY DISTRICT COUNCIL, RECEIVED AFTER ISSUE OF AGENDA – None.**

P.692 **7. PLANS FROM BLABY DISTRICT COUNCIL, RECEIVED AFTER ISSUE OF AGENDA – None.**

P.693 **8. CORRESPONDENCE:-**

**a) Environmental Permitting (England & Wales) Regulations 2016.**

Blaby District Council have received an application for an Environmental Permit at Unit S7C Wharf Way, Glen Parva for the Smelting of and Production of sand cast lead.

**P.694 9. CORRESPONDENCE RECEIVED AFTER ISSUE OF AGENDA**

**a) Enforcement List of Cases Received for Blaby**

There are two enforcement cases outstanding for Blaby:-

- E23/0073/DM – Land Off Grove Road, Blaby – Monitoring in relation to 22/0606/FUL - status is pending consideration.
- E23/0077/UDRESS – 2 Waverley Road, Blaby, LE9 4HH – Addition of apex roof to existing outbuilding - status is pending consideration.

**b) 48 Enderby Road**

At the recent Estates & Community committee meeting members had been issued with correspondence received from a resident of Enderby Road and District Councillor Mr Hartshorn regarding a hawthorn tree located at the allotments as the resident stated the hawthorn tree had caused damage to the resident's property.

Since this matter had been brought to our attention Blaby District Council's Planning Department have been contacted to enquire about the property in question and a copy of the planning application was requested, their response was they had checked their management document system and they have not received any planning applications for 48 Enderby Road, Blaby and their document management system goes back to the mid 1990's.

**AGREED:** Write to Blaby District Council Planning Department and state we understand somebody is occupying this property and wish for the matter to be investigated.

**c) Tree Preservation Order – 42 – 44 Enderby Road**

All members have been issued with correspondence regarding an approved Town & Country Planning Act 1990 Tree Preservation Order for 42 and 44 Enderby Road, Blaby.

On the 5<sup>th</sup> April 2023 Blaby District Council made the above Tree Preservation Order. The Parish Council is being notified as it is understood we have an interest in the land on which the trees are situated, and we are therefore considered to be affected by the Tree Preservation Order.

Members have been issued with a copy of the order which states no one is allowed to cut down, lop or top without the Council's permission any of the trees described in the First Schedule of the Order.

The Council have made the Order because the trees make a positive visual contribution to the character of the surrounding area and are considered to have local amenity value by virtue of their size and location.

**P.695 10. CHAIRMANS TIME**

Thank you all for attending.

**MEETING CLOSED: 7.28PM**