

**PLANNING BOARD
14th September, 2017**

Present:- Councillor Atkin (in the Chair); Councillors Andrews, D. Cutts, M. Elliott, Fenwick-Green, Jarvis, Price, Taylor, John Turner, Tweed, Vjestica, Walsh, Whysall and Sheppard.

An apology for absence was received from Councillor Bird.

23. DECLARATIONS OF INTEREST

There were no Declarations of Interest to report.

24. MINUTES OF THE PREVIOUS MEETING HELD ON 24TH AUGUST, 2017

Resolved:- That the minutes of the previous meeting of the Planning Regulatory Board held on Thursday, 24th August, 2017, be approved as a correct record for signature by the Chairman.

25. DEFERMENTS/SITE VISITS

There no site visits nor deferments recommended.

26. DEVELOPMENT PROPOSALS

Resolved:- (1) That, on the development proposals now considered, the requisite notices be issued and be made available on the Council's website and that the time limits specified in Sections 91 and 92 of the Town and Country Planning Act 1990 apply.

(2) That applications RB2017/1016 and RB2017/1060 be granted for the reasons adopted by Members at the meeting and subject to the relevant conditions listed in the submitted report.

27. COURTESY CONSULTATION - RESIDENTIAL DEVELOPMENT AT LAND EAST OF LUNDHILL ROAD, WOMBWELL, BARNSELY FOR PERSIMMON HOMES (RB2017/1160)

Consideration was given to a report of the Assistant Director of Planning, Regeneration and Transport concerning the courtesy consultation from Barnsley Metropolitan Borough Council in respect of the proposed residential development of 150 No. dwellings with associated access, car parking, landscaping, public open space and infrastructure at land east of Lundhill Road, Wombwell, Barnsley for Persimmon Homes (RB2017/1160)

The application site was approximately 5 hectares in area (situated one kilometre to the South of the centre of Wombwell) and was currently two distinct fields, which are used for grazing and stabling of horses. The eastern boundary of the site with Elsecar Canal was approximately 130 metres from the administrative boundary of Rotherham Metropolitan Borough Council at the Cortonwood Retail Park.

The nearest residential properties in Rotherham to the site were located on Springhill Avenue, Brampton Bierlow approximately 300 metres to the north-east of the site, which are on the opposite side of the Dearne Valley Parkway and beyond the Cortonwood Retail Park.

In terms of impact on the Rotherham Borough's highway network, it was considered that the proposal would have no significant impact on the highway network in the Rotherham Borough.

Resolved:- (1) That the report be received and its contents noted.

(2) That the Barnsley Metropolitan Borough Council be informed that this Council has no objections to this development proposal.

28. UPDATES

(1) Members were reminded that there would be a training session before the Board meeting on 5th October, 2017.

(2) Members were informed that a planning application had been received from Ineos with regard to shale gas exploratory drilling at Harthill with a further application to be submitted for Woodsetts. Discussions were taking place with a view to a pre-application presentation by the applicant on the Woodsetts proposal following the 5th October Board meeting. In respect of the current Harthill application, it was suggested that an extra meeting of the Planning Board be arranged for consideration of the application due to the complexity of the proposals and the number of objections received. Potential dates for such a meeting would be circulated in due course.

(3) Sheffield City Council had been "minded to approve" the proposed expansion of the Meadowhall shopping centre. It had now been referred to the Secretary of State for consideration/approval.

29. DATE OF NEXT MEETING

Resolved:- That the next meeting of the Planning Regulatory Board take place on Thursday, 5th October, 2017, at 9.00 a.m.