

**PLANNING BOARD  
10th May, 2018**

Present:- Councillor Tweed (in the Chair); Councillors Andrews, Bird, D. Cutts, M. Elliott, Fenwick-Green, Jarvis, Taylor, John Turner, Walsh and Whysall together with Councillors Mallinder (as substitute for Councillor Vjestica) and Sheppard (as substitute for Councillor Price).

Apologies for absence were received from Councillors Atkin, Ireland, Price and Vjestica.

The webcast of the Council Meeting can be viewed at:-  
<https://rotherham.public-i.tv/core/portal/home>

**84. DECLARATIONS OF INTEREST**

There were no Declarations of Interest made at the meeting.

**85. MINUTES OF THE PREVIOUS MEETING HELD ON 19TH APRIL, 2018**

Resolved:- That the minutes of the previous meeting of the Planning Regulatory Board held on Thursday, 19th April, 2018, be approved as a correct record for signature by the Chairman.

**86. DEFERMENTS/SITE VISITS**

There were no site visits nor deferrals recommended.

**87. 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.

In accordance with the right to speak procedure, the following people attended the meeting and spoke about the following applications:-

- Conversion, restoration and partial demolition of Firbeck Hall (formerly hospital) to form 21 apartments, conversion and restoration of the stable block to form 3 apartments, the creation of 8 No. new build dwellings in place of the demolished annex, the creation of one dwelling within the walled garden as enabling works, including landscaping and the external works to the Firbeck Hall site at Firbeck Hall, New Road, Firbeck, for Sophia Property Developments Ltd. (RB2017/0875)

and

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- Listed Building Consent for conversion, restoration and partial demolition of Firbeck Hall (formerly hospital) to form 21 apartments, conversion and restoration of the stable block to form 3 apartments at Firbeck Hall, New Road, Firbeck, for Sophia Property Developments Ltd. (RB2017/0890)

Mr. M. Gibbs (applicant)  
Mr. C. Stanton (objector)

- Erection of 8 No. apartments at land at 40 Morthen Road, Wickersley, for Habbin Builders Ltd. (RB2017/1777)

Statement read out on behalf of Mr. Habbin (Applicant)  
Councillor S. Ellis (Objector)

(2) That application RB2017/0875 be:-

- (a) Referred to the Secretary of State as a Departure under the Town and Country Planning (Consultation)(Direction) 2009.
- (b) That subject to the application not being 'called in' the applicant enters into a Section 106 of the Town and Country Planning Act 1990 for the purposes of securing the phasing of the development.
- (c) That subject to the satisfactory signing of the Section 106 Agreement, the Council resolves to grant permission for the proposed development subject to the conditions set out in the report.

(3) That Listed Building Consent be granted for application RB2017/0890 for the reasons adopted by Members at the meeting and subject to the relevant conditions listed in the submitted report.

(4) That application RB2017/1777 be granted for the reasons adopted by Members at the meeting and subject to the relevant conditions listed in the submitted report.

## 88. UPDATES

The following update information was provided:-

- (a) Construction of a well site including the creation of a new access track, mobilisation of drilling, ancillary equipment and contractor welfare facilities to drill and pressure transient test a vertical hydrocarbon exploratory core well and mobilisation of workover rig, listening well operations, and retention of the site and wellhead assembly gear for a temporary period of 5 years on land adjacent to Common Road, Harthill, Rotherham at Land adjacent Common Road Harthill for INEOS Upstream Limited (RB2017/0805)

The public enquiry by the Planning Inspectorate had now finished and the outcome was awaited in the next four to six weeks.

No appeal had yet been submitted for a similar application at Woodsetts, which had been refused.

(b) Completed Developments Tour

A date had been finalised for the Completed Developments Tour around the borough on Friday, 22<sup>nd</sup> June, 2018, departing from the Town Hall at 9.00 a.m.

It was envisaged that nine sites would be visited during the day with a stop off for lunch. These included:-

Wath Wood Drive, Wath  
Ruscon Site, Parkgate  
Westfield Road, Parkgate  
Chapel Field Lane, Thorpe Hesley  
Black Lion Site, Firbeck  
Front Street, Treeton  
Hepworth Drive, Aston  
Manor Road, Kiveton Park Station  
Barn Conversion, Woodall

Resolved:- That the information be noted.

**89. DATE AND TIME OF THE NEXT MEETING**

Resolved:- That the next meeting of the Planning Board take place on Thursday, 31<sup>st</sup> May, 2018 at 9.00 a.m.