

**PLANNING BOARD
25th September, 2025**

Present:- Councillor Mault (in the Chair); Councillors Ahmed, Allen, Bacon, Currie, Elliott, Fisher, Tarmey and Thorp.

Apologies for absence:- Apologies were received from Councillors Adair, Duncan, Hussain, Jackson and Sutton.

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

32. EXCLUSION OF THE PRESS AND PUBLIC

There were no items on the agenda to warrant exclusion of the press and public.

33. MATTERS OF URGENCY

There were no matters of urgency for consideration.

34. DECLARATIONS OF INTEREST

There were no Declarations of Interest to report.

35. MINUTES OF THE PREVIOUS MEETING HELD ON 14TH AUGUST, 2025

Resolved:- That the minutes of the previous meeting of the Planning Regulatory Board held on Thursday, 14th August, 2025, be approved as a correct record of the meeting and signed by the Chair.

36. DEFERMENTS/SITE VISITS (INFORMATION ATTACHED)

There were no site visits recommended, but it was noted that application RB2023/0283 (Change of use of land to dog walking paddocks and training facility including extended car parking area at 4 Blackamoor Road, Swinton for Invictus Squad) would be deferred for further consultation and be presented to the next meeting.

37. 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 applications below:-

- Change of use from residential building annexe (use Class C3) to children's care home (Use Class C2) with widening to vehicular access including demolition and rebuild of section of front boundary wall and alterations to entrance gates at 17 Crowgate, South Anston for Mr. Hallam (RB2025/0493)

Mr. L. Hallam (Applicant)
Ms. V. Thurtle (Supporter)

A statement in support from a local resident of Crowgate was read out.

A statement from Mrs. C. Rimmington (Objector) was read out.

- Alterations to existing heating pipework and ancillary pipework bridges at Wickersley School And Sports College Bawtry Road Wickersley for Equans (RB2025/0923)

Mr. I. Whitworth (on behalf of the Applicant)

- Change of use from C3 dwellinghouse to Sui Generis holiday let including first floor balcony at 503 Herringthorpe Valley Road Broom for C Welling (RB2025/0930)

Mr. C. Welling (Applicant)
Mr. G. Grewal (Objector)

A statement from Mrs. M. Rhodes (Objector) was read out.

- Increase in roof height including dormer windows to front and rear and extensions to front, side and rear at 2 Almond Glade Wickersley for AA2 Properties Ltd. (RB2025/1054)

A statement from Mr. D. Walsh (Objector) on behalf of local residents was read out.

(2) That application BR2023/0283 be deferred to the next meeting.

(3) That applications RB2025/0493, RB2025/0923 and RB2025/1054 be granted for the reasons adopted by Members at the meeting and subject to the relevant conditions listed in the submitted report.

(4) That application RB2025/0930 be granted for the change of use to C3 dwellinghouse to Sui Generis holiday let only for the reasons adopted by Members at the meeting and subject to the relevant conditions listed in the submitted report. The first-floor balcony element was removed and would be subject to further discussion and a separate application.

38. UPDATES

There were no updates to report.