

NORTH LINCOLNSHIRE COUNCIL

PLANNING COMMITTEE

30 November 2022

Chairman: Councillor Nigel John
Sherwood

Venue: Church Square House,
High Street,
Scunthorpe

Time: 2.00 pm

E-Mail Address:
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AGENDA

1. Substitutions
2. Declarations of Disclosable Pecuniary Interests and Personal or Personal and Prejudicial Interests, significant contact with applicants, objectors or third parties (Lobbying) and Whipping Arrangements (if any).
3. To take the minutes of the meetings held on 2 November 2022 as a correct record and authorise the chairman to sign. (Pages 1 - 12)
4. Applications deferred from previous meetings for a site visit. (Pages 13 - 14)
 - (a) PA/2021/2228 Planning permission for change of use to open log/timber storage with occasional sale of surplus, retention of paths, tracks and drainage and irrigation pond, and associated works at Holme Tree Farm, access road to Holme Tree Farm, Haxey DN9 2NP (Site visit time 10.35am) (Pages 15 - 38)
 - (b) PA/2022/448 Application for permission in principle for the erection of a dwelling at land to the west of Janrew, Main Street, Cadney DN20 9HR (Site visit time 9.40am) (Pages 39 - 52)
 - (c) PA/2022/832 Planning permission for the part change of use of existing dwelling to part dwelling part hairdresser salon (sui generis) at 24 Parkin Road, Bottesford DN17 2QT (Site visit time 11.25am) (Pages 53 - 62)
 - (d) PA/2022/1703 Planning permission to erect two chalet-style bungalows on part of the existing rear garden area at land to the rear of 316 Ashby Road, Scunthorpe DN16 2RS (Site visit time 11.40am) (Pages 63 - 80)

5. Major Planning Applications. (Pages 81 - 82)
 - (a) PA/2022/1206 Outline planning permission for up to 34 dwellings with appearance, landscaping, layout and scale reserved for subsequent consideration (including demolition of existing workshop, polytunnel, stable and 56 Station Road) (resubmission of PA/2021/715) at Fruit Farm, 58 Station Road, Epworth DN9 1JZ (Pages 83 - 132)
6. Planning and other applications for determination by the committee. (Pages 133 - 134)
 - (a) PA/2020/2033 Planning permission to change the use of a former school to four apartments and a retail shop, with associated works at Old School, Station Road, Keadby DN17 3BN (Pages 135 - 158)
 - (b) PA/2022/358 Planning permission to erect dwelling and garage, including demolition of existing outbuildings at land adjacent to 27 West End Road, Epworth DN9 1LA (Pages 159 - 174)
 - (c) PA/2022/858 Planning permission for the change of use from four dwellings to a children's care home at Forresters Hall, High Street, Barrow upon Humber DN19 7AA (Pages 175 - 184)
 - (d) PA/2022/993 Planning permission to change the use of a care home (Use Class C2) to a hotel/guesthouse (Use Class C1) at Grafton House Care Home, 157 Ashby Road, Scunthorpe DN16 2AQ (Pages 185 - 202)
 - (e) PA/2022/1021 Planning permission for renovations and the erection of twostorey extensions to the rear and sides of the dwelling at 14 Greenhill Road, Haxey DN9 2JE (Pages 203 - 218)
 - (f) PA/2022/1278 Listed building consent for renovations and the erection of twostorey extensions to the rear and sides of the dwelling at 14 Greenhill Road, Haxey DN9 2JE (Pages 219 - 232)
 - (g) PA/2022/1040 Planning permission to erect three dwellings including access at Land east of 26 Meredyke Road, Luddington DN17 4RD (Pages 233 - 248)
 - (h) PA/2022/1101 Outline planning permission to erect 5 dwellings at land north of 53 Brethergate, Westwoodside DN9 2PF (Pages 249 - 268)
 - (i) PA/2022/1139 Planning permission for the temporary change of use of offices and warehouse to a school for a period of 6 years at Roxburgh House, Clayfield Road, Scunthorpe DN15 8RA (Pages 269 - 286)
 - (j) PA/2022/1317 Planning permission for the removal and replacement of the front wall at 4A Market Hill, Winteringham DN15 9NP (Pages 287 - 292)

- (k) PA/2022/1591 Outline planning permission to erect a new dwelling with all matters reserved for subsequent consideration at Land to the north of Croft Cottage, Brackenhill Road, East Lound DN9 2LR (Pages 293 - 308)
- 7. Any other items, which the chairman decides are urgent, by reasons of special circumstances, which must be specified.

Note: All reports are by the Group Manager - Development Management and Building Control unless otherwise stated.