

April 2019 to March 2020 Register of planning applications

Number	Application	Meeting date	PC Response	ENC Decision
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Applications with no decisions, carried forward from 2018-2019

19/00003/FUL	Proposal: Construction of new retaining wall made from stone filled gabion baskets in front of existing retaining wall required to implement approved single-storey extension (ref: 17/02117/FUL) at 6 Bridge Street Brigstock Kettering Northamptonshire NN14 3ET	Response required 6 <sup>th</sup> March	Objection 20/02/2019	Approved 01/05/2019
19/00384/TCA	Proposal : to carry out need works. We are planning to bring in a team of professional arborists to review the trees within the garden and remove the proposed. We are looking to- - (R1)Remove a Yew tree that has grown in front of the house blocking valuable sunlight to the house. The tree is not seen from any local property. - (R2,R3,R4) Fell Three lime trees that have grown thick with advanced IVY infestation and create excessive shading within the garden and have low amenity value. The excessive shading is creating a dark, wet shaded area that has issues with Moss and damp. - (W) Cutting / reduction / control work to be carried out of numerous trees within the garden. Each tree will have full specialist review and appropriate level of works carried out. at Mill House 18 Latham Street Brigstock	Response required 3 <sup>rd</sup> April	Objection 20/03/2019	Approved 16/04/2019

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19/00401/TCA	Proposal : To reduce the height of a laburnum tree by 30 to 50 % in the back garden and remove a couple of other branches which are in danger of damaging the boundary fence. at 54 High Street Brigstock Kettering Northamptonshire NN14 3HA	Response required 3 <sup>rd</sup> April	No Objection 20/03/2019	Approved 18/04/2019
19/00347/FUL	Proposal : Erection of a detached three bedroom dwelling to replace a previous approved static caravan at Spinney Hill Paddocks Stanion Road Brigstock Northamptonshire NN14 3FF	Response required 3 <sup>rd</sup> April	Objection 20/03/2019	Withdrawn 30/04/2019
19/00293/FUL	Proposal : Single storey side extension at 26 Swan Avenue Brigstock Kettering Northamptonshire NN14 3JQ	Response required 29 <sup>th</sup> March	No Objection 20/03/2019	Approved 26/04/2019

**Applications received since the March 2019 parish council meeting**

Planning Appeal 18/01525/VAR	Proposal : Variation of condition 5ii pursuant to planning application 17/02567/FUL: Erection of a detached dwelling and a detached triple garage dated 07.02.2018 at 1 Hunter Rise Brigstock Northamptonshire.	Response required 23 <sup>rd</sup> April 2019	Document sent to planning inspectorate 20/04/2019	Appeal dismissed and No costs awarded
19/00452/FUL	Proposal : Demolition of existing single storey rear extension and erection of two storey rear extension at 9 Grafton Road Brigstock Kettering Northamptonshire NN14 3EY	Response required 18 <sup>th</sup> April 2019	No Objection 29/04/2019	Approved 29/07/2019

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19/00467/FUL	Proposal : Two storey and single storey extensions to rear of property at 13 Kennel Hill Brigstock Northamptonshire NN14 3HB	Response required 18 <sup>th</sup> April 2019	No Objection 29/04/2019	Approved 02/05/2019
19/00442/FUL	Proposal : Elements of white UPVC rainwater goods with black cast iron on dwelling; removal of pre-cast concrete garage; replacement slate roof on small outbuilding; replacement of concrete tile roof with slate roof on ancillary building; Change of use of the redundant village hall to create Annex ancillary to the main dwelling, and replacement of modern doorway to ancillary building at The Vicarage 12 Church Street Brigstock Kettering Northamptonshire NN14 3EX	Response required 30 <sup>th</sup> April 2019	No Objection 29/04/2019	Withdrawn 30/05/2019
19/00443/LBC	Proposal : Internal works to main dwelling (as per Design and Access Statement) including moving of bathroom, replacing loft ladder in current bathroom with staircase to loft, replacement of white UPVC rainwater goods with black cast iron on dwelling; replacement slate roof on small outbuilding; replacement of concrete tile roof with slate roof on ancillary building; Alterations to redundant village hall to create Annex at 12 Church Street Brigstock Kettering Northamptonshire NN14 3EX	Response required 30 <sup>th</sup> April 2019	No Objection 29/04/2019	Withdrawn 30/05/2019

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Number	Application	Meeting date	PC Response	ENC Decision
19/00513/FUL	Proposal : Re paint exterior windows and doors, guttering and down pipes and existing wall of rear extension at The Old Post Office 54 High Street Brigstock Kettering Northamptonshire NN14 3HA	Response required 30 <sup>th</sup> April 2019	No Objection 29/04/2019	Approved 30/05/2019
19/00637/TPO	T1 - re-pollard plane.TG2 - remove 4 birch trees due to damage to wall.T3 Yew - remove to allow light into house.T4 - Yew - remove to allow light into house.T5 - Thuja - remove to allow light into garden. The Coach House Mill Lane Brigstock Kettering Northamptonshire NN14 3HG		No Objection 27/05/2019	Approved 04/06/2019
19/00945/TCA	Proposal : Tree works-removal of trees at 12 Church Street Brigstock Kettering Northamptonshire NN14 3EX	Response required 27 <sup>th</sup> June 2019	Referred it back to H Pearson	Approved 17/07/2019
19/00896/TCA	Proposal : Fell 20 leylandii trees (due to condition and low amenity value). Replant with new trees to reinstate/maintain visual screening between 6 Bridge Street and Village Hall carpark. An independent tree specialist has deemed the trees unmaintainable and ugly in appearance- the trees have been planted too close together and are standing at an excessive height. We've also had discussions with Henry Pearson who backs up the need for removal these trees. Planting Proposal: Replace with a suitable alternative to reinstate screening. We propose approx 10x Pyrus calleryana Chanticleer, as recommended by	Response required 27 <sup>th</sup> June 2019	No Objection 19/06/2019  Suggested native species should be used for screening	Approved 27/06/2019

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	Barcham Trees, planted at 2-3 metre spacing. at 6 Bridge Street Brigstock Kettering Northamptonshire NN14 3ET			
19/00962/OUT	Proposal : Outline: Erection of two, 2-storey dwellings with parking and access (All matters reserved except access) at 10 Grafton Road Brigstock Northamptonshire NN14	Response required 3 <sup>rd</sup> July 2019	No Objection 19/06/2019	Withdrawn 26/07/2019
19/00906/FUL	Proposal : To erect a detached 3 bedroom dwelling to replace previously approved static caravan at Spinney Hill Paddocks Stanion Road Brigstock Northamptonshire NN14 3FF	Response required 3 <sup>rd</sup> July 2019	No Objection 19/06/2019	Refused 27/10/2019
18/01265/FUL	Full Planning Application for a rural exception scheme of nine dwellings with associated infrastructure and landscaping Land Between Allotments And Number 27 Grafton Road Brigstock Northamptonshire	Response required 8 <sup>th</sup> July 2019	No Objection 19/06/2019	Withdrawn 21/08/2019
19/01000/FUL	Proposal: Front/side extension to lounge, front extension to garage, rear/side extension to form utility room with wc at 6 Swan Avenue Brigstock Kettering Northamptonshire NN14 3JQ	Response required 10 <sup>th</sup> July 2019	Objection 19/06/2019 Building line issues	Approved 28/07/2019
19/00881/FUL	Single Storey front extension to be linked to the detached carport with a semi-transparent screen. The existing roof will have 5 new conservation low profile roof lights added, 3 to provide light to the rear corridor on the first floor and 2 to the utility and boot room roof. at Mill House 18 Latham Street Brigstock	Response required 14 <sup>th</sup> August 2019	Objection 15/08/2019 Building line and design issues	Rejection 04/09/2019

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Number	Application	Meeting date	PC Response	ENC Decision
19/01241/FUL	Proposal : Restoration of dam and construction of new house together alterations to access at Keepers Lodge Grafton Road Brigstock Kettering Northamptonshire NN14 3NA		No Objection	
19/01322/TCA	Proposal : Willow (T1) 4m reduction and conifers (T1 and T2) to be felled at Ariel Cottage 4 Grafton Road Brigstock Kettering	Response required 3 <sup>rd</sup> September 2019	No Objection 15/08/2019	Approved 18/09/2019
19/01387/FUL	Proposal : Replacement of 6 windows (mixture of wooden and UPVC) with Alternative to Timber double glazed windows at 22 Bridge Street Brigstock Kettering Northamptonshire NN14 3ET	Response required 26 <sup>th</sup> September 2019	Object 19/08/2019 to this application. There was objection due to the fact that plastic windows would be inappropriate in the conservation area as the adjoining property windows are not UPVC. This is in conflict to the spirit of the article 4 direction. No objection to UPVC window not facing Bridge Street.	Refused 25/10/2019
19/01452/TCA	Proposal : Removal of Ash tree due to "Ash Die Back" at Cherry Orchard 23 Park Walk Brigstock Kettering Northamptonshire NN14 3HH	Response required 26 <sup>th</sup> September 2019	No Objection 19/09/2019	Approved 07/10/2019

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Number	Application	Meeting date	PC Response	ENC Decision
19/01496/OUT	New Planning Application Proposal : Outline application with all matters reserved except access for two storey detached infill dwelling with garage and parking. at Land Adjacent 8 Grafton Road Brigstock Northamptonshire		No Objection 19/09/2019	Approved 20/12/2019
19/01427/FUL	Proposal : Demolition of redundant brick shed and extension of B1 office unit to provide reception area, two further office units, together with ancillary kitchen and WC facilities at Bullymores Lodge and associated car parking at Bullymores Farm The Parks Grafton Road Brigstock Kettering Northamptonshire NN14 3NG	Response required 23 <sup>rd</sup> October 2019	No Objection 17/09/2019	Approved 28/11/2019
19/01534/FUL	Proposal : Construction of Single Story front extension with detached covered carport; Internal alterations and modernisation to mill house at 18 Latham Street Brigstock Kettering Northamptonshire NN14 3HD	Response required 23 <sup>rd</sup> October 2019	No Comment 17/10/2019 There was lengthy discussion regarding this application. The parish council did not like the design and thought it out of keeping with the building. The design does not support the sprite of the conservation area or the aims of the article 4 directive. Additionally the property is on the list of Village Heritage Assets (Policy B15 of	Approved 20/01/2020

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			the Neighbourhood Plan).Due to these factors the parish council makes <b>no comment</b> , and refer the decision to the judgement of the Senior Conservation Officer.	
19/01586/FUL	Proposal : Two storey front extension, two storey rear extension, single storey side extensions and a detached annexe ancillary to dwelling at Brakehill Family Farm Grafton Road Brigstock Kettering Northamptonshire NN14 3NB	Response required 11 <sup>th</sup> Nov 2019	No objection 16/11/2019	
19/01217/LBC	Proposal : Repair works to south-west facing elevation comprising the rebuilding and pointing stonework, the replacement of oak lintel above ground-floor window and the installation of 6 no. tie plates to right-hand-side at 2 High Street Brigstock Kettering Northamptonshire NN14 3HA	Response required 11 <sup>th</sup> Nov 2019	No objection 16/11/2019	Refused 11/12/2019
19/01667/FUL	Proposal : Change of Use from (Current Timber pressure treatment works) to function as lorry park, commercial vehicle parking, storage and vehicle maintenance and proposed increased hard standing area for parking at Timber Treatment Works Sudborough Road Brigstock Northamptonshire NN14 4HT	Response required 17 <sup>th</sup> Nov 2019	Objection 16/11/2019  See Note ONE	



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Number	Application	Meeting date	PC Response	ENC Decision
19/01683/FUL	Proposal : To remove two existing garage doors and replace with 1.5m high rendered walls and two black cross leaded windows to match the existing walls and windows at 6 Grafton Road Brigstock Kettering Northamptonshire NN14 3EY	Response required 11 <sup>th</sup> Dec 2019	No objection 21/11/2019	Approved 8/01/2020
19/01769/FUL	New Planning Application Proposal : Erection of a maintenance building, a concrete inspection area and the resurfacing of loose gravel hard standing to tarmac at Car Park And Land Rockingham Motor Speedway Mitchell Road Corby Northamptonshire	Response required 19 <sup>th</sup> Dec 2019	No Objection 16/11/2019	
19/01852/FUL & 01853/LBC	Installation of 2no. new dormer windows; Replacement white UPVC rainwater goods with black cast iron; Removal of pre-cast concrete garage; New slate roof on small outbuilding; Replacement of concrete tile roof with slate roof on ancillary building; Change of use of the redundant village hall to create annexe ancillary to the main dwelling; Replacement of modern doorway to ancillary building with more in keeping panel door with side windows; Associated landscaping works at 12 Church Street Brigstock Kettering Northamptonshire NN14 3EX	Response required 30 <sup>th</sup> Dec 2019	No Objection 16/11/2019	

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Number	Application	Meeting date	PC Response	ENC Decision
19/01672/FUL & 01673/LBC	Proposal : Conversion of Mill building into 5 residential dwellings; removal of existing single storey rear extension and canopy to be replaced with two storey extension and erection of single storey detached bin and bike store at Wallis Mill Old Dry Lane Brigstock Northamptonshire NN14 3HY	Response required 30 <sup>th</sup> Dec 2019	No Objection 16/11/2019	
20/00231/AMD	Land Off Grafton Road Brigstock Northamptonshire Proposal Non material amendment to allow for amendment of width and detail of the access following discussions with highways pursuant to application 17/02464/FUL "Improvement and widening of existing farm access to field for farm vehicles ( to include construction of concrete head walls) over existing culvert ditch"	This amendment application was never supplied to the parish council for consideration		Approved 10/03/2020
20/00049/OUT	Proposal : Outline: Erection of two, 2-storey dwellings with parking and access (All matters reserved except access) (Re-submission of 19/00962/OUT) at 10 Grafton Road Brigstock Northamptonshire NN14 3EY	Response required 18 <sup>th</sup> Feb 2020	No Objection 13/02/2020	
20/00123/TCA	Proposal : Horse chestnut tree to be reduced by 30% at 1 Park Walk Brigstock Kettering Northamptonshire NN14 3HH	Response required 19 <sup>th</sup> Feb 2020	No Objection 12/02/2020	Approved 03/03/2020
20/00150/FUL	New planning application Proposal : (Retrospective) Demolition of brick wall to gain access to property; Resurface garden area to hard standing gravel at 29A High Street Brigstock Kettering Northamptonshire NN14 3HA	Response required 9 <sup>th</sup> March 2020	No Comment 19/02/2020  Referred to Highways Issue	

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Number	Application	Meeting date	PC Response	ENC Decision
20/00207/FUL	Proposal : Change of use from agricultural land to solar farm and construction and operation of a solar photovoltaic (PV) development with a capacity of up to 49.9MW with associated infrastructure and landscaping at Land North Of Old Head Wood Grafton Road Brigstock Northamptonshire	Response required 23 <sup>rd</sup> March 2020		

**Note One**

**Objection for the following reasons**

*Brigstock parish council object to this application. Concern that the application has insufficient details as to the activities on the site, is it one business or two. The traffic volumes given do not pass the test of common sense taking into account the amounting of parking bays. Currently there is one lorry facility adjacent to the site, the additional impact of parked lorries waiting to access the site has the potential to create access issues, and is in very close proximity to the A6116 junction. There are significant issues for lorries if the unit gates are closed as turning in the village is limited. The application site is in close proximity to a residential area and additional noise, light pollution, crime and litter is cause for concern residents.*

**Public attending the planning meeting made the following the comments**

- Village should be getting rid of lorries not attracting them
- Low traffic projections in application not feasible
- Application has to little information
- Significant issues with lorries entering the village from A6116
- Noise from existing lorry park added to
- Lorries bring in crime
- Issues with lorries turning into the site due to access
- Not in keeping with rural a village
- Area designated as employment zone in neighbourhood plan
- No buffer zone at this site

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- Why do they want to move from Cranford
  - Reported noise issues from Cranford site
  - Litter issues
  - Unsightly vista as entering the village
  - Actual traffic flows not known
  - How will the site be policed (regarding actual to application)
  - Lorry park facilities are in Thrapston why is an additional one required
  - Only 130mtr from residential area
  - Currently significant traffic from Garage, Wood yard and CTS transport
  - Junction and damage to carriageway and slip road due to traffic volumes
  - Stated application is for lorry park not truck stop
  - Screening issues
  - Environmental issues
- A straw pole from public showed 19 against 3 for (visitors) 1 abstention