



Committee Members present:

Ann Tate (AT) – Chair

Nick Thompson (NT)- Vice
Chair

John Weir (JW)

David Dickinson (DD)

Councillor Chris Millar

Councillor Penny Flavell (PF)

Councillor Sadik Chaudhury
(SC)

Councillor Jean Hawkins (JH)

In attendance:

Jennifer Chance (JC) - Planning
Consultant

John Hill – (JH) Development
Control Manager

Rhoda Quaye (RQ) – Board
Secretary

Northampton UDA Planning Committee Minutes

24th February 2009

The Chair opened the meeting at 6pm.

1 members of the public was present.

1. Item 1: Apologies

None

2. Item2: Declaration of interests

NT Declared a non prejudicial interest as chairman, ING REIT which owns an asset near the application site.

3. Item 3: Minutes of the meeting held on 27th January 2009

3.1 IT WAS AGREED: That the minutes of the meeting held in public on 27th January 2009 were a true and accurate record.

3.2 NT commented on the clarity on of WNDC's stance on audio recording of meetings, he expressed the view that the minutes should state clearly that WNDC does not audio record it meetings and any such recording by any persons was unacceptable.

3.3 The committee agreed on this position and agreed that all agendas should include a warning that meetings should not be recorded without prior consent from WNDC.

4. Item 4: Construction of a business support centre.

Description: Construction of a business support centre comprising Hotel (Use Class C1), Retail Units (Use Classes A1, A2 and A3), Office units (Use Class B1), Nursery (Use Class D1) and Business Units (Use Classes B2 and B8).

Northampton UDA Planning Committee Minutes

27th January 2009

Address: Site A, Brackmills Industrial Estate, Gowerton Road, Northampton, NN4 8PJ.

Ward: Nene Valley

4.1 The committee had received the report and were given an update (Appendix 1 attached) on the application. JC in presenting the report informed the committee that there were only three items on the update report.

4.2 JH added that the application was presented to the committee for a second time because the applicant had proposed changes to the previously approved design of the building and this was not provided for by the scheme of delegation.

4.3 The Chair asked committee members for comments and question.

4.4 The committee expressed the view that though the previously approved hotel was of a higher quality than the current proposal, it was good considering the current economic climate that there a need in the market to be met by this development.

4.5 The view was expressed that should the application be approved careful attention be paid to condition two as set out in the officer's report which concerns external materials for the development.

IT WAS RESOLVED: That the application is approved as per officer's report and committee update.

5. Future meeting dates were agreed to be

- 31st March
- 28th April
- 26th May
- 30th June
- 28th July

6. AOB

There being no further business the meeting closed at 6:10pm

Rhodaine Quaye

Board Secretary

Signed by the Chairman

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Dated

DRAFT

Appendix 1

COMMITTEE UPDATE

Northampton UDA Planning Committee

24th February 2009

Agenda Item 4:

Application number: 07/0421/FULWNN

Applicant: Darby Investments limited

Address: Site A, Brackmills Industrial Estate, Gowerton Road, Northampton, NN4 8PJ

Description: Construction of a business support centre comprising Hotel (Use Class C1), Retail Units (Use Classes A1, A2 and A3), Office units (Use Class B1), Nursery (Use Class D1) and Business Units (Use Classes B2 and B8)

Correction

The report originally incorrectly stated that the site was in Delapre ward when it is actually within Nene Valley ward. This has been amended.

Additional Condition

Officers would like to propose an extra condition to ensure that render is used rather than cladding on the hotel.

Notwithstanding the details submitted as part of the application, the proposed external materials to be submitted pursuant to condition 2 shall include render on the upper portions of the hotel, unless otherwise agreed in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

Representation

Northamptonshire Police has no formal objection to, nor comment on the present form of the application.