



Kettering
TOWN COUNCIL

Community • Environment • Heritage

Kettering Town Council
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To: All Members of the Kettering Town Council Planning Committee

You are requested to attend a meeting of the Kettering Town Council Planning Committee at 7pm on 5th July 2023 at the Toller Church Rooms, Meeting Lane, Kettering, Northants, NN16 0BL

The press and public are welcome to attend this meeting please contact the Town Clerk to book a place beforehand as spaces are limited.

Martin Hammond
Town Clerk, Kettering Town Council
28th June 2023

AGENDA

- PC23/12 To receive and accept apologies for absence
- PC23/13 Declarations of Interests
- PC23/14 To agree the minutes of the last meeting held on
- PC23/15 Public Session Members of the public are invited to address the Council in respect of any planning application on the agenda. Each contribution lasting a maximum of 3 minutes with the session lasting a maximum of 15 minutes

Members of the public should be aware that Kettering Town Council does not make the decision on whether to approve or refuse planning permission. This is done by North Northamptonshire Council. The Town Council is a consultee and is able to pass on their view to North Northamptonshire Council.

- PC23/16 Record of Planning Decisions (attachment)

PC23/17 **Re-notifications**

[NK/2022/0759](#) 57-59 Montagu Street, Kettering Full Planning Permission: Change of use from retail to 10 person HMO with amendments to fenestration. Creation of rear courtyard, bin and bicycle stores

In January, we objected to this application on the grounds of

- *over development of the site*
- *The development could potentially accommodate 20 people; the proposed parking provision for the size of development is unworkable – School Lane car park is too far away, it will be too expensive for residents to buy season tickets to park there (as suggested in the application) and the car park is not large enough to accommodate all the nearby residential demand, (including this application) and retain its principal role as a car park for visitors to the town centre.*
- *There is no sustainable design and energy statement submitted*
- *Insufficient cycle parking provided*
- *The downstairs street facing bedrooms will face onto the tables and chairs located outside the next door restaurant*
- *Bin storage arrangements are unclear.*

After consultation with members, our objection was maintained.

PC23/18 **New Planning Applications**

Members are asked to consider and comment on the following applications:-

[NK/2023/0310](#) 184 Kingsley Ave Kettering (All Saints ward) Full Planning Permission: Change of use from Use Class E (hairdressers) to Use Class A5 (hot food takeaway)

[NK/2023/0304](#) Headland Taxi Co, 6 Linnell Way, Kettering (St Peters ward) Full Planning Permission: Rebuild fire damaged industrial unit 2 and replace roof to adjoining unit 1

[NK/2022/0732](#) 4-9 Judes Court, Kettering (St Michaels/Wicksteed ward) Full Planning Permission: Creation of 12 additional social-housing apartments

[NK/2023/0324](#) 10 Judes Court, Kettering (St Michaels/Wicksteed ward) Full Planning Permission: Change of use from ground floor office space to 3 no. flats with amendments to fenestration

[NK/2023/0296](#) 42 Poplars Farm Rd (Ise ward)
Full Planning Permission: Creation of 12 additional social-housing apartments

[NK/2023/0352](#) Ronald Tree Nursery School, Laburnum Crescent, Kettering (Avondale Grange ward)
s.73A Retrospective Application: Construction of a timber gazebo

[NK/2023/0359](#) Windmill Avenue/ St Marys Road (Junction at), Kettering (Pipers Hill and St Michael's/Wicksteed ward)
Full Planning Permission: Installation of a CCTV camera column with a concrete base

[NK/2023/0363](#) Eskdail Street (Land at), Kettering (All Saints ward/William Knibb ward)
Full Planning Permission: Installation of a CCTV camera column with a concrete base

[NK/2022/0364](#) St Edwards Church (Land adj), London Road Kettering (All Saints ward)
Full Planning Permission: Installation of a CCTV camera column with a concrete base

[NK/2023/0368](#) ATC Hut, Northampton Road, Kettering (St Peters ward)
Full Planning Permission: Replacement single storey building

Members are asked to note the following applications that have been received by NNC:-

[NK/2023/0305](#) 3 Garrard Way, Kettering (St Peters ward)
s.73 Application: Variation of condition 4 of KET/2018/0051 in respect of opening hours of gym

[NK/2022/0227](#) 105 Headlands, Kettering (St Michaels/Wicksteed and Neighbourhood Plan area)
s.73 Application: Variation of condition 2 of NK/2022/0550 in respect of approved drawings to be amended to remove first floor extension

[NK/2023/0350](#) 52 Greenfield Ave, Kettering (St Peters ward)
Full Planning Permission: Single storey rear extension and rear dormer with conversion of loft to habitable accommodation and removal of garage

[NK/2023/0307](#) 1 Granville St Kettering (Wm Knibb ward)
Full Planning Permission: Relocation of extract ducting