



Ripley Town Council

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MINUTES of FEBRUARY 5TH 2021 VIRTUAL MEETING of the RIPLEY TOWN COUNCIL PLANNING COMMITTEE

Held at 5.00 pm under the Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020.

Present: Cllr S. Freeborn (Chair) and Cllrs L. Cox, T. Holmes, N. Weaving and D. Williams.
In Attendance: L. McCormick (Clerk) and D. Townsend (Planning Clerk).

050221/1 To Receive Apologies for Absence – None.

050221/2 Variation of Order of Business – None.

050221/3 Declarations of Members Interests - None

050221/4 Public Speaking

050221/5 To discuss current Planning Matters and make comments.

AVA/2020/0188. Land Off Holborn View, Codnor, Ripley, Derbyshire. Erection of 58 dwellings and associated infrastructure and demolition of garages.

Ripley Town Council have previously objected to this development. However, it has been brought before the Committee again following the issue of a bio-diversity report, and the proposed payment of £159,000 to AVBC in compensation for the loss of the bio-diversity in this area.

RESOLVED that Ripley Town Council raise a further objection to this proposal. The principle of accepting money for the loss of bio-diversity in this area is not acceptable. No sum of money can compensate for such a loss.

AVA/2020/1239. Land At Bideford Close, Bideford Close, Ripley, Derbyshire. Erection of two detached dwellings. Dwellings 9 or less.

RESOLVED that Ripley Town Council object to this proposal on the grounds that;

- a) **The architectural setting is not clear. The proposal is for a three-storey building which sits in a geological dip, but there is no mention of the roof line in comparison to neighbouring properties.**
- b) **A stream currently flows through this site. The application makes no mention of this or how this will be treated.**
- c) **There is lack of clarity on access to the car parking.**

TRE/2021/0886. J Sainsbury Plc, Nottingham Road, Ripley, Derbyshire, DE5 3QP. Trees beside LHS of store need to be cut back to allow clear access to clean the gutter to be cleaned total length of 115m to be cleared (3m clearance from Building). 1) cut back all trees along the left hand side of the store to allow the access to clean the gutters as well as prevent squirrels accessing the roof 2) reduce all Laurel away from the roof guttering system to allow access, the Laurel is 20ft in places and to be reduced down to 4ft.

RESOLVED that Ripley Town Council object to this application. Whilst the reasons for the request are understood (to allow for maintenance and to protect the building), the objection is based on the following grounds;

- a) **This area includes very mature shrubs and woodland and is a wildlife haven. The proposed reductions are too severe. A reduction to 8-10 feet should be considered.**
- b) **Under no circumstances should any treeworks be carried out during the nesting season.**
- c) **It is due to a lack of maintenance over several years that has allowed this situation to develop. It is suggested that moderate works be carried out over a more regular basis.**

The Meeting closed at 5.10 pm.