

RAVENSHEAD PARISH COUNCIL

Planning Meeting of the above-mentioned Parish Council held in the Loneragan Room-Leisure Centre on **Monday 4th August 2025** commencing at 7.00pm.

Councillor's Present - Cllrs C Barnfather (Chairman), Cllr M Smith (Vice Chair), T Barnfather, S Harris, A Smith & S Pickering.

Belinda Kalka - Parish Clerk

MINUTES

1. Apologies- None
2. Declaration of Interest- None
3. Planning Applications:

2025/0517 Land Adjacent 61 Kirkby Road
Erection of a detached dwelling

Ravenshead Parish Council objects to the application on the grounds that the proposed development is located within designated Green Belt (acknowledged by the applicant's agent) and considers that the application does not meet the criteria for appropriate development as per GBC's own Green Belt Policy and unmet special circumstances. Development on the adjacent site at 61 Kirkby Road was based on the existence of previous agricultural buildings, which do not exist in this application and in any case would not set a planning precedent. Green Belt policies are to protect the unrestricted sprawl of large built-up areas and in the opinion of RPC this application is exactly that, further creating a ribbon development along Kirkby Road and coalescing the built-up areas within the Ravenshead and Newstead Parish Council boundaries.

2025/0528 45 Mavis Avenue Ravenshead
Single storey flat roofed 1 bedroom annex constructed on the north side elevation of the existing house

Ravenshead Parish Council has no objections to this application in principle. However, the Council is concerned that the proposed choice of building materials does not complement the existing character and appearance of the street scene.

RPC prefers pitched roofs over flat roofs, in keeping with the surrounding properties.

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4. NCC Rights of Way consultation re; opposed public footpath Longdale Lane/Leisure Centre Playing Fields

Ravenshead Parish Council discussed the Nottinghamshire County Council Rights of Way Consultation- the proposed public footpath providing access to the Leisure Centre site, and whilst they have no objection in principle raised the following concerns.

- Concerns over unfettered access onto the playing fields by motor-cycles and other motorized forms of transport, which has previously led to security and safety issues and damage to the Leisure Centre grounds.
- Councillors support the installation, at the Longdale Lane entrance, of a barrier to prevent unauthorised vehicular entry (as above) as a pre-condition of approval.
- The Parish Council may also consider installing a barrier at the top end of the site (within their boundary) in the future if necessary.
- There is currently insufficient secure fencing on the Cornwater 2 site (to the north of the footpath) leading to security and health and safety concerns, particularly relating to the presence of barbed wire.
- The Council requests that the Rights of Way Officer ensure that the proposed footpath is safe, accessible, and user-friendly for all legitimate users.

Councillors have therefore requested a meeting with County Councillor S. Bestwick and the NCC Rights of Way Officer, Angus Trundle, to discuss these concerns regarding the implications of the proposed public footpath and available means of mitigation.

Meeting closed @7.30pm