



MINUTES OF THE PLANNING COMMITTEE OF KETTERING TOWN COUNCIL
HELD IN THE MUNICIPAL OFFICES, BOWLING GREEN RD, KETTERING AT 7PM
ON 4TH DECEMBER 2024

Councillors Present : Cllr Mark Rowley (Chair)
Cllrs Clark Mitchell, Anup Pandey, James Towns, and Bev
Wright

Officers Present : Martin Hammond, Town Clerk

5 members of the public was present

Item Number	Description
PC24/060	Apologies Apologies for absence were received from Cllrs Robin Carter and Alex Evelyn
PC24/061	Declarations of Interest None declared
PC24/062	Minutes The minutes of the meeting held on 6 th November 2024 were approved and signed by the chair as a correct record
PC24/063	Public Session Mr Paul Hanson attended to comment on application NK/2024/0677 below.
PC24/064	Calendar of Meetings The Committee was asked to move the planning meeting for the 7 th May 2025 forward by a week to avoid complications caused by the whole council elections on 1 st May. RESOLVED to move the meeting to the 29 th April 2024
PC24/065	Record of Planning Decisions by NNC October- December 2024 This report was noted.

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PC24/066	Re-notifications and re-submissions NK/2024/0507 10 Charles St, Kettering Full Planning Permission: 2 no. dwellings This had been renotified, for a 7 day period, in mid November; the changes reduced the footprint of the buildings and increase the amenity space, the Council had not objected previously and no further comments were made on the proposed changes. NK/2024/0435 144 Northampton Rd, Kettering (St Peters ward). Full Planning Permission: Demolish rear ground and first floors, garage, front first floor balcony and outbuilding / coal store. Replace with two storey front extension and front entrance portico. Two storey side extensions to both sides. Three storey and single storey rear extensions. Front boundary wall with railings and access gates No further comments
PC24/067	New Planning Applications NK/2024/0554 136 Rothwell Road, Kettering (St Peters ward) Full Planning Permission: Change of use from 6 bedroom, 6 person HMO (C4) to a 7 bedroom, 7 person HMO and 1 bedroom, 2 person bedsit (Sui Generis), including conversion of outbuilding. The parking arrangements are not satisfactory or workable and there are insufficient spaces for the number of residents. NK/2024/0606 54 High St, Kettering (Wm Knibb ward) Full Planning Permission: First and second floor rear extension with conversion of 1 no. flat into 2 no. flats No objections, although no cycle storage is shown NK/2024/0646 26 Kathleen Drive (Avondale Grange ward) Full Planning Permission: Conversion of dwelling into 2 no. dwellings including single storey side & rear extension No objections NK/2024/0677 Odeon Cinema, Pegasus Court, Kettering (Wicksteed and St Michaels ward) Demolition of cinema building Mr Hanson addressed the meeting, criticising the loss of the cinema from a social and planning point of view, The cinema

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	<p>was profitable, accessible and its loss would continue the pattern of decline in local facilities.</p> <p>OBJECTION – the reasons for demolition are not set out in the application, and given the absence of justification, the application does not comply with policy 7 of the joint core strategy (retention of leisure facilities). The view of the applicant that such a justification is unnecessary is in our view misguided and it cannot be right that an important facility such as this can be removed with no concept of what would replace it. The loss of a building less than 30 years old is also a huge waste of resources and incompatible with the Council's declaration of a climate emergency and its climate change objectives. The reliance on cinemas in other towns and locations does nothing to reduce the carbon footprint of cinema goers, let alone the harm it does to quality of life in Kettering.</p> <p>Members discussed the need for this application to be called in by an NNC ward member.</p> <p>NK/2024/0678 Hobsons Choice Pegasus Court, Kettering Wicksteed and St Michaels ward) Demolition of unit 1</p> <p>It was noted that this application had been withdrawn, but for future reference, the premises should be described as a pub not a restaurant and therefore the usual protections for pubs in planning law should apply.</p> <p>NK/2024/0610 Amber Taxis Kettering LTD - 77 Northampton Road, Kettering (St Peters ward) Certificate of Lawfulness for Proposed Use Operation of a private hire taxi business from a residential dwelling</p> <p>No objections, but any consent should be conditioned to prevent any taxi bookings starting or ending at the premises, on the grounds that the road was too busy and adjacent to a primary school to make this acceptable.</p>
PC24/068	<p>Consultation on planning applications in a neighbouring parish</p> <p>NK/2024/0647 Kettering South (land at), (off A509 North of Isham), Variation of condition 1 of NK/2021/0754 in respect of amended plans.</p> <p>No objections, but the route of the cycle path needs to be amended as suggested by the highways authority.</p>

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PC24/069	Other applications notified to the Council Ten further applications were noted
	Meeting closed at 7.55 pm

Signed

Date