

Planning Committee Public Meeting

Meeting No: 209

Date: 16 May 2024
Venue: St. Paul's Centre, St Helier
Start Time: 9:30

Special Notes:
Members of the public are entitled to attend the meeting to observe.

Item No	Est. Time	Application No, Recommendation & Case Officer	Application Address	Description of Work
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9:30 Section 1 – Decision Confirmations

1.1		P/2023/1077 Officer Recommendation: REFUSAL GV	Pumping Station Elysee Stafford Lane St. Helier	Change of use of existing commercial store and construct first floor extension to create 1 no. two bed self catering accommodation. REQUEST FOR REVIEW of refusal of planning permission.
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9:35 Section 2– Applications

2.1		P/2024/0050 Officer Recommendation: APPROVAL WJ	Field J1109 La Grande Route De St. Jean St. John	Construct 38 new affordable homes, comprising 3 x 2-bed, 32 x 3-bed and 3 x 4-bed dwellings, with associated parking and gardens, plus new vehicle and pedestrian access, site landscape works, communal and public open space. 3D model available. AMENDED PLANS: Removal of 1 no. 3-bed unit & enhanced boundary landscaping.
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2.2		P/2024/0102 Officer Recommendation: APPROVAL LD	Champs Verts La Rue Militaire St. Ouen	Construct 1No. two bed dwelling with associated landscaping to South of Site.
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2.3		RP/2024/0137 Officer Recommendation: APPROVAL LD	Nude Food Dunes La Route de la Pulente St. Brelade	REVISED plans application for redesigned entrance canopy to that approved under permits and P/2022/0455 to include signage.
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11:30 – 11:50 – Coffee Break

2.4		P/2023/1342 Officer Recommendation: REFUSAL PI	Holme Grown Ltd Fauvic Nurseries La Rue Au Long Grouville	Vary conditions 1, 2 & 3 for planning approval P/2009/0267 - Holme Grown - Construct entrance foyer. Re-configure farm shop to include restaurant, with alfresco area.
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2.5		RC/2023/1432 Officer Recommendation: REFUSAL RH1	Field No. B752 La Route des Genets St. Brelade	Remove Condition 1 (The development shall be used as a butcher's farm shop, ancillary to the existing related agricultural activity at Brooklands Farm only, from permission P/2019/1546. (Remove trailer and construct retail unit for the sale of meat produce in connection with Brooklands Farm).
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2.6		P/2023/1355 Officer Recommendation: REFUSAL LD	Trinity Grange La Rue du Presbytère Trinity	Demolish existing residential unit. Construct 3No. 3 bed dwellings with associated car parking, outdoor storage and landscaping. Form new vehicular access onto La Rue du Presbytere. 3D Model available.
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13:00– 13:45 – Lunch

13:45 Section 3 – Reviews

3.1		P/2023/1268 Officer Recommendation: REFUSAL PI	Aurum La Rue de l'Étocquet St. John	Construct garage and store with ancillary accommodation to North elevation. REQUEST FOR REVIEW of refusal of planning permission.
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3.2		P/2023/1274 Officer Recommendation: REFUSAL PI	Fisherman's Wharf La Greve de Lecq St. Ouen	Install 2No. windows to East elevation. Construct balcony and dormer window to North-West elevation. Install 3No. rooflights into South-West elevation. REQUEST FOR REVIEW of refusal of planning permission.
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3.3		P/2023/0594 Officer Recommendation: REFUSAL TV	28-34 Hill Street St. Helier	Construct enclosed stairwell to South elevation. Remove existing mansard roof and construct extensions at third, fourth and fifth floors. REQUEST FOR REVIEW of refusal of planning permission.
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3.4		P/2023/1178 Officer Recommendation: REFUSAL SS4	Mount View Le Mont de Gouray St. Martin	Increase height of existing extension to North elevation. Construct decking area to North of site. Various landscaping. REQUEST FOR REVIEW of planning permission.
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3.5		RP/2023/1435 Officer Recommendation: REFUSAL TV	Les Ormes La Rue du Nord Trinity	REVISED PLANS to P/2021/1811 (Convert and extend existing barn to create 1No. 1bed and 1No. 5bed residential units. Change of use from agricultural land to residential use in connection with the new 2 units. AMENDED PLANS RECEIVED: Alterations to application site boundary): demolish first floor above archway, alter roof form to suit respective gable end and pitch, extend ground floor to unit 1, install roof lights along front and rear roof slopes (unit 2), changes to fenestration and doors (unit 2) including new windows along south-west elevation, and internal alterations to first-floor bathrooms of unit 1"" REQUEST FOR REVIEW of refusal of planning permission.
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3.6		P/2023/0894 Officer Recommendation: REFUSAL WJ	Field No. P293 La Rue de la Commune St. Peter	Change of use and reprofiling of land to include drainage and landscape works. Setting out of surfaced areas for vehicle storage/parking. Install boundary security fencing and gates.
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3.7		P/2023/1146 Officer Recommendation: REFUSAL GV	The Workshop La Rue de la Hague St. Peter	Demolish existing workshop. New replacement workshop and associated landscaping. Altered means of access. REVIEW REQUEST of refusal of planning permission.
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3.8		P/2023/1075 Officer Recommendation: REFUSAL GV	1 Hautbois Gardens St. Helier	Convert a two generation home comprising of 2 No. 2 bedroom units to a 4-bedroom family home. REQUEST FOR REVIEW of refusal of planning permission.
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Meeting ends: 17:00 Approx