



Newark TOWN COUNCIL

PLANNING COMMITTEE MINUTES

Minutes of the Planning Committee meeting held on Wednesday 7th January, 2026 in the Council Chamber, Town Hall.

Membership Present:	Councillor	L Geary (Chair)
	Councillor	T Collier (Vice Chair) D Campbell E Cropper S Dickinson L Goff N Ross L Roulstone M Skinner
In Attendance	Town Clerk	Matthew Gleadell
Apologies	There were no apologies	
Taking Minutes:		Matthew Gleadell
Public:	There were 0 members of the public present and 1 member of the Press.	
Venue:	Council Chamber, Town Hall.	

PR43/25/26 Minutes

The Minutes of the last meeting held on Wednesday 26th November, 2025 were **AGREED** and signed as a true and correct record.

PR44/25/26 Declarations of Interest

It was **AGREED** to accept any declarations of interest as and when they arose during the meeting.

PR45/25/26 Neighbourhood Plan – Next Steps

Members received a presentation from Helen Metcalfe (Consultant) and discussed a variety of Neighbourhood Plan issues and topics and generally started to consider some of the objectives and procedures involved in the Neighbourhood Plan.

Timescales were noted and the need for a form of Steering Group. The proposed boundary of the plan area was considered and it was **RESOLVED** that the boundary of the plan area will be the Parish Boundary of Newark.

PR45/25/26 Outstanding Planning Applications

25/01793/LBC Kirkgate Dental Surgery, 9-11 Kirk Gate, Newark

Replacement of fire doors.

No Objection was raised to this application.

25/01917/ADV Newark Castle Gardens, Castle Gate, Newark

Vinyl advertisement attached to hoardings.

Cllr Ross declared a non-pecuniary interest in this application.

No Objection was raised to this application.

25/01923/HOUSE 11 Beech Avenue, Newark

Proposed single storey garden studio/ancillary building including gym, workshop and open-plan studio for residential use.

Newark Town Council Objects to this application on the following grounds:

- **The development does not reflect the character of the area.**
- **The development does not reflect the design of the host dwelling.**
- **The development fails to retain sufficient amenity space for the host dwelling.**
- **The development is too close to the building at 12 Byron Close causing harmful impact on both buildings.**

- 25/01980/FUL** **Former TSB, 37 Castle Gate, Newark**
Change of Use of the former Bank premises to four self-contained residential flats (Use Class C3).
No Objection was raised to this application however, Newark Town Council is keen to ensure that the development is suitably developed with sound proofing design to avoid residents taking up occupation and then complaining about noise from nearby night time economy venues.
- 25/02041/FUL** **33 Yarnsworth Road, Middlebeck, Newark**
Change of Use of existing dwelling (Use Class C3) to a Children’s Care Home (Use Class C2).
Newark Town Council is neutral on this application but has concerns about the impact on highway safety and disturbance to nearby properties due to parking and vehicle movements.
- 25/02075/S73** **165 Hawton Road, Newark**
Variation of Condition 2 attached to 25/00570/HOUSE – Proposed single storey side and rear extensions.
No Objection was raised to this application.
- 25/00679/S73M** **Lincoln Road Playing Field, Lincoln Road, Newark**
Amended
Addendum
Removal of Condition 5 (Replacement Road Network) and to amend the wording of Conditions 6 (Stopping-Up Order), 12 (Bus Route Parking) and 16 (PROW Diversion) attached to planning permission 22/01528/RMAM.
It was DEVOLVED to Cllr Geary to respond to this application after consultation with ward members.
- 25/01990/HOUSE** **Springfield House, 23 Farndon Road, Newark**
Addendum
Erection of first-floor extension above existing extension, internal alterations to improve layout, replacement of conservatory with single storey extension incorporating green roof and roof terrace, conversion of outbuilding to gym and thermal upgrades including new roof structure, windows and doors.
No Objection was raised to this application.

PR46/25/26 **Notice of NSDC Planning Decisions**

The Committee **NOTED** the District Council Planning Decisions received since the last meeting.

PR47/25/26 **Miscellaneous Applications**

a. Nottinghamshire County Council Applications

No applications had been received.

b. Street Naming

No applications had been received.

c. Notification of Appeals

No applications had been received.

d. Licensing Applications

No applications had been received.

Meeting Closed:	9pm	Next Meeting:	Wednesday 4th February, 2026
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