

CANNOCK CHASE COUNCIL
MINUTES OF THE MEETING OF THE
PLANNING CONTROL COMMITTEE
WEDNESDAY, 4 DECEMBER, 2013 AT 3.00 P.M.
IN THE CIVIC CENTRE, BEECROFT ROAD, CANNOCK

PART 1

PRESENT: Councillors

Kraujalis, J.T. (Vice-Chairman – in the Chair)

Allen, F.W.C.	Pearson, A.
Anslow, C.	Rowley, J.
Ball, G.D.	Todd, R.
Fisher, P.	Whitehouse, Mrs. L.
Freeman, Miss. M.A.	

The Chairman advised that Councillor Pearson wished to bring an issue to the Committee's attention. Councillor Pearson referred to a recent article that had appeared in the Express and Star on Monday 2 December, 2013. The press article gave the impression that Planning Application CH/13/0347, Midland Tattoo Centre, 156 Wolverhampton Road, Cannock (change of use from tattoo studio to pre-school) had been refused. He expressed concern that this had appeared in the press before a decision had been made by Members of the Planning Control Committee. Members of the Committee were in agreement with the concerns raised by Councillor Pearson.

The Chairman further advised that the order of the agenda would be slightly amended in order to accommodate speakers.

63. Apologies

Apologies for absence were received from Councillors S. M. Cartwright (Chairman), M. Grocott, M. Sutherland, Mrs. P.Z. Stretton and Mrs. D.M. Todd.

64. Declarations of Interests of Members and Officers in Contracts and Other Matters and Restriction on Voting by Members

The following declarations were made in addition to those already confirmed by Members in the Register of Members Interests:

<u>Member</u>	<u>Nature of Interest</u>	<u>Type</u>
Freeman, Miss. M.A.	Application CH/13/0347, Midland Tattoo Centre, 156 Wolverhampton Road, Cannock – Change of use from tattoo studio to pre school – Member has a close relative living near to the site	Personal and Pecuniary

65. Disclosure of lobbying of Members

Councillor J.T. Kraujalis advised that he had been lobbied in respect of Application CH/13/0347, Midland Tattoo Centre, 156 Wolverhampton Road, Cannock – Change of use from tattoo studio to pre school

66. Minutes

RESOLVED:

That the Minutes of the Meeting held on 13 November, 2013 be approved as a correct record.

67. Members' requests for site visits

None

68. Proposed Tree Preservation Order – 27 Abbots Walk, Rugeley – TPO No. 2013/10

Following a site visit by Members of the Committee consideration was given to the Report of the Development Control Manager (Item 6.1 – 6.5 of the Official Minutes of the Council).

Prior to consideration of the report representations were made by an objector, Mr. Bowden. Following this, the Council's Tree Preservation Officer provided the Committee with background information.

RESOLVED:

That the Tree Preservation Order be confirmed subject to the following modifications:-

Removal of trees T1 and T2.

(Councillor J. Rowley was not present for the whole of the debate and therefore did not vote).

69. Application CH/13/0347, Midland Tattoo Centre, 156 Wolverhampton

Road, Cannock, Change of use from tattoo studio (sui generis) to pre-school (D1).

Following a site visit by Members of the Committee consideration was given to the Report of the Development Control Manager (Item 6.40 – 6.48 of the Official Minutes of the Council).

Councillor Miss M. Freeman declared a personal and pecuniary interest and left the meeting during consideration of the application.

Prior to consideration of the application representations were made by an objector, Mr. Palmer and the Applicant, Mr. Pincombe.

The Development Control Manager advised that the representative from the pre-school nursery was unable to attend the meeting and he read out her letter in support of the application.

RESOLVED:

That the application be refused for the reasons outlined in the report.

70. Application CH/13/0321, 78 Heron Street, Rugeley, Retention of decking to rear

Following a site visit by Members of the Committee consideration was given to the Report of the Development Control Manager (Item No. 6.6 – 6.12 of the Official Minutes of the Council).

The Development Control Manager advised that the recommendation outlined within the report contained a typing error – the word “dwelling” was repeated.

RESOLVED:

That the application be refused for the reasons outlined in the report.

71. Application CH/13/0254, Heatherlea, Ironstone Road, Cannock, Two storey rear extension, single storey front extension with balcony over, replacement of roof incorporating accommodation in roof space and external alterations

Following a site visit by Members of the Committee consideration was given to the Report of the Development Control Manager (item 6.13 – 6.24 of the Official Minutes of the Council).

RESOLVED:

That the application be approved subject to the conditions contained in the report for the reasons stated therein.

(Members requested that Officers liaise with the applicant regarding the

colour of the render).

72. Application CH/13/0334, 177 Hednesford Road, Heath Hayes, Cannock, erection of a pair of 3 bedroom semi-detached houses and amendments to parking layout for the day centre at 177 Hednesford Road (re-submission of planning application CH/13/0019)

Following a site visit by Members of the Committee consideration was given to the Report of the Development Control Manager (Item No. 6.25 – 6.39 of the Official Minutes of the Council).

RESOLVED:

- (A) That the applicant be requested to enter into an Agreement under Section 106 of the Town and Country Planning Act, 1990 to secure a financial contribution of £900 for mitigation of the impact on the SAC;
- (B) On completion of the Agreement the application be approved subject to the conditions contained in the report for the reasons stated therein.

73. Application CH/13/0132, Hednesford Court Office, Anglesey Street, Hednesford, residential development, 5 pairs of 2 storey 3 bedroom houses (with rooms in roof space), 3 detached 2 storey 4 bedroom houses and 1 detached 3 bedroom bungalow – amended plans

Consideration was given to the Report of the Development Control Manager (Item 6.49 – 6.66 of the Official Minutes of the Council).

The Development Control Manager advised that this application had been considered at the last meeting on 13 November, 2013 when Members had agreed that car parking spaces and landscaping be provided in lieu of the block of four garages. However, the applicant had submitted amended plans which replaced the block of four garages with a garage for the bungalow and landscaping.

RESOLVED:

That the application be approved subject to:

- (A) the applicant being requested to enter into an Agreement under Section 106 of the Town and Country Planning Act, 1990 to secure financial contributions in respect of i) Education - £33,093 to provide 3 primary school places; ii) Open space and recreation - £29,405.25 and iii) Cannock Chase SAC mitigation - £6,300;
- (B) On completion of the Agreement the application be approved subject to the conditions contained in the report for the reasons stated therein.

The meeting finished at 4.10 pm.

CHAIRMAN