

CANNOCK CHASE COUNCIL
MINUTES OF THE MEETING OF THE
PLANNING CONTROL COMMITTEE
WEDNESDAY 14 JULY, 2010 AT 3.00 P.M.
IN THE CIVIC CENTRE, BEECROFT ROAD, CANNOCK

PART 1

PRESENT: Councillors

Bullock, L.W. (Vice-Chairman – in the Chair)

Allen, F.W.C.	Cartwright, Mrs. S.M.
Ball, G.D.	Easton, Mrs. D.M.
Bernard, J.D.	Easton, R.
Burnett, G.	Jones, R.
Burnett, J.	

16. Apologies

Apologies for absence were received from Councillors G. Adamson (Chairman), B. Williams and Mrs. P. Williams.

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

No declarations of interests were made.

18. Disclosure of lobbying of Members

No disclosures of lobbying were made.

19. Minutes

RESOLVED:

That the Minutes of the meeting held on 23 June, 2010 be approved as a correct record.

20. Members' requests for site visits

No requests for site visits were made.

21. Application CH/09/0147, Retention of conservatory to rear of 25 Garden Drive, Brereton

Following a site visit by Members of the Committee consideration was given to the Report of the Planning Services Manager (Enclosure 6.1 – 6.4 of the Official Minutes of the Council).

Prior to consideration of the application representations were made by an objector and the applicant.

Reason for the Grant of Permission

Although the size and location of the conservatory fails to meet the guidelines regarding the impact of extensions on daylight to neighbouring principal windows set out in Supplementary Planning Guidance – Residential Extensions Design Guide 2003 this is mitigated sufficiently by the fact that it is a glazed structure rather than a brick and tile structure so that on balance it meets the general requirements of Policy B8 (v) of the Cannock Chase Local Plan 1997 by avoiding any significant loss of amenity.

RESOLVED:

That the application be approved subject to the following condition:

Within three months of the date of this permission all the glazing on the elevation of the conservatory facing no. 27 Garden Drive shall be replaced with obscured glass in accordance with a specification approved in writing by the Local Planning Authority. The approved specification of obscured glazing shall thereafter be retained for as long as the conservatory is in-situ.

22. Application CH/09/0351, Residential development – 10 town houses and 2 flats with garages and parking spaces (outline, access, layout and scale), Land rear of The Vine Public House, Sheep Fair, Rugeley

Consideration was given to the Report of the Planning Services Manager (Enclosure 6.5 – 6.14 of the Official Minutes of the Council).

The Planning Services Manager advised that following consideration of the amended plans a further objection had been received from the objector who would be speaking at today's meeting. He summarised the objection for Members information.

Prior to consideration of the application representations were made by an objector and the applicant's agent.

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 contribution of £16,662 towards a High School place in the locality and a total of £10,526.88 towards the provision of improvements to off-site public open space namely enhancements to nearby Elmore Park;
- (B) On completion of the Agreement the application be approved subject to the conditions contained in the report for the reasons stated therein and to the following additional condition:
- (C) Details of the external appearance of the dwellings on Plots 1, 2 and 3 submitted

pursuant to condition 2 of this permission shall not include the provision of any principal windows to bedrooms or other habitable rooms at first floor level in the walls facing no 6 & 8 Lion Street.

23. Proposed Tree Preservation Order at 9 Mount Road, Etchinghill, Rugeley TPO 4/2010

Consideration was given to the Report of the Planning Services Manager (Enclosure 6.15 – 6.21 of the Official Minutes of the Council).

Members were advised that the owner of the property wished to address the Committee and circulate photographs. However, the formal request to speak at the meeting had not been received despite the owner sending it through the post. It was suggested that consideration of the application be deferred to enable the Committee to undertake a site visit and the owner to speak at the next meeting and produce the photographs.

RESOLVED:

That consideration of Tree Preservation Order No 4/2010 be deferred to enable Members of the Committee to undertake a site visit.

24. Proposed Tree Preservation Order at Ferndell House, 98a New Penkridge Road, Cannock TPO 5/2010

Consideration was given to the Report of the Planning Services Manager (Enclosure 6.22 – 6.27 of the Official Minutes of the Council).

RESOLVED:

That Tree Preservation Order No 5/2010 be confirmed without modification.

CHAIRMAN

The meeting closed at 4.10 pm