

CANNOCK CHASE COUNCIL
MINUTES OF THE MEETING OF THE
PLANNING CONTROL COMMITTEE
WEDNESDAY 2 DECEMBER, 2009 AT 3.00 P.M.
IN THE CIVIC CENTRE, BEECROFT ROAD, CANNOCK
PART 1

PRESENT: Councillors

Burnett, J. (Chairman)
 Easton, R. (Vice-Chairman)

Allen, F.W.C.	Grice, Mrs. D.
Ball, G.D.	Jones, R.
Burnett, G.	Stretton, Mrs. P.Z.
Davies, D.N.	Todd, Mrs. D.M.
Easton, Mrs. D.M.	Williams, B.
Freeman, M.P.	Williams, Mrs. P.

61. Apologies

An apology for absence was received from Councillor L.W. Bullock.

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

<u>Member</u>	<u>Nature of Interest</u>	<u>Type</u>
Burnett, J.	CH/08/0386 – Pye Green Valley Distributor Road, Greenheath to Hightown, Hednesford – Member declared he had predetermined the application and would leave the meeting during consideration of the application	Personal & Prejudicial & Predetermination
Easton, R.	Requests for Site Visits - Rugeley super school Hagley/Fair Oak, Rugeley – Member is a Member of Staffordshire County Council	Personal

63. Disclosure of details of lobbying of Members

<u>Member</u>	<u>Details of Lobbying</u>
Burnett, J.	Application CH/08/0386 – Member has been lobbied

64. Minutes

RESOLVED:

That the Minutes of the meeting held on 18 November, 2009 be approved as a correct record.

65. Members' requests for site visits

The Planning Services Manager advised that Staffordshire County Council has submitted a planning application in respect of the proposed new Rugeley super school which would replace Hagley and Fair Oak schools in Rugeley and suggested that Members undertake a site visit.

RESOLVED:

That Members of the Committee undertake a site visit in respect of Staffordshire County Council's application for the proposed new Rugeley super school to replace Hagley and Fair Oak schools in Rugeley in order to assess the impact of the development on the Green Belt.

66. Application CH/09/0270, - residential development 19 Eskrett Street, Hednesford - erection of two storey dwelling with rooms in roofspace (demolish existing bungalow)

Following a site visit by Members of the Committee consideration was given to the Report of the Planning Services Manager (Enclosure 6.1 – 6.6 of the Official Minutes of the Council).

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

The Planning Services Manager reported that two further letters had been received from neighbours expressing concerns with the application. These concerns could be addressed through conditions. The Landscape Officer had indicated that there were no objections to the application subject to conditions being added.

RESOLVED:

That the application be approved, subject to the conditions contained in the report for the reasons stated therein and to the following additional conditions:

16. No drains or soakaways shall be located within the canopy spread of any existing trees.
Full details of services shall be submitted to and approved in writing by the Local Planning Authority prior to development commencing.
17. All demolition rubble shall be removed from beneath the canopy spread of all existing trees in accordance with a method statement to be submitted to and approved in writing by the Local Planning Authority within 28 days of the date of this consent.
18. Details shall be submitted to and approved in writing by the Local Planning Authority of any proposed change in ground levels beneath the canopy of any existing trees or within 1 metre of any boundary hedgerow detailing existing and proposed levels, reason for alteration and method statement.
19. Notwithstanding the information shown on the approved plan no garage is approved in the

location shown in close proximity to the boundary hedge.

67. Application CH/09/0285 – 71 Hill Street, Hednesford, Single Storey Rear Extension

Following a site visit by Members of the Committee consideration was given to the Report of the Planning Services Manager (Enclosure 6.7 – 6.10 of the Official Minutes of the Council).

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

RESOLVED:

That the application be approved subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of three years beginning with the date on which this permission is granted.
2. No materials shall be used for the external surfaces of the development other than those specified on the application, except with the written approval of the Local Planning Authority.
3. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification), no additional openings other than those hereby permitted in the external walls or roof of the development shall be formed without an express grant of planning permission from the Local Planning Authority.

68. Application CH/08/0386 – Pye Green Valley Distributor Road, Greenheath Road to Hightown, Hednesford, Details of distributor road alignment, design, crossings and junctions (including drainage and lighting) and landscaping (Reserved matters) (item deferred from meeting held on 18 November 2009)

Having declared that he had predetermined the application the Chairman, Councillor J. Burnett left the meeting during the consideration of the application.

The Vice-Chairman, Councillor R. Easton, took the Chair for this application.

Prior to consideration of the application representations were made by Councillor J. Burnett (the Ward Councillor), an objector and a representative from Staffordshire County Council.

Consideration was given to the Report of the Planning Services Manager (Enclosure 6.11 – 6.23 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.

(The meeting closed at 4.40 pm).

CHAIRMAN

