

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON TUESDAY 14 OCTOBER 2014

PRESENT

The Deputy Mayor – Councillor Adams
Councillor Baddeley
Councillor Davies
Councillor Deane
Councillor Ellsum
Councillor Harper
Councillor Hawley: Chair
Councillor Redfern
Councillor Rogers
Councillor Whilding

36. APOLOGIES

The Mayor – Councillor Swift
Councillor Deaville
Councillor Hart

37. DECLARATIONS OF INTEREST

- a Disclosable Pecuniary Interests and Dispensations
- b Other Interests: Cllr Hawley declared an interest in application SMD/2014/0458, as he knew the applicant. He left the Chamber during discussion of this item.

38. MINUTES

It was Approved that the Minutes of the meeting held on 9 September 2014 be signed

39. COUNTY COUNCIL APPLICATION

SM.14/11/161 M	Land at Three Nooks Farm Horton	application to extract underground gas for power generation
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Local residents requested permission to attend and to speak against this application and Mr H Wilson spoke of the objections of some of the residents; namely on grounds of noise, Green Belt and possible toxicity. The generator to be used was old (approximately 8 years) would be noisy and inefficient and would not be encased in a building, as in a previous application. Mr Wilson said that generator noise carried a great distance.

Refusal recommended: Green Belt site and unacceptable noise levels from uncovered generator

40. PLANNING APPLICATIONS

SMD/2014/0458	448 New Street	Pitched roof to replace existing flat roof, alterations to elevations & creation of a storage unit for coal, sticks, logs
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APPROVE

SMD/2014/0462 189 Congleton Road Two storey extension

APPROVE – subject to no valid neighbour objections on planning grounds

SMD/2014/0483 Chapel Croft Erection of rear extension
Biddulph Park Road

APPROVE – subject to no Green Belt restrictions

SMD/2014/0493 Elmhurst Listed building consent minor internal alterations
Hurst Road

APPROVE – subject to conservation restrictions

SMD/2014/0509 Dane Cottage and Two replacement dwellings
Whitemoor Cottage
Congleton Road

REFUSE – access is a concern; issue with this being a 3-storey building

SMD/2014/0519 3 Marsh Green Close Two storey front extension including a first floor part
above the existing single storey. Alterations to the
chimney, window and door.

REFUSE – out of character for this area

SMD/2014/0530 13 Nursery Drive Lawful development certificate for an existing use for
Dwelling House(C3). First floor extension and roof
alterations

APPROVE – recommend that Building Inspectors visit site to check safety & specification

SMD/2014/0545 51 Briarswood Construction of new retaining wall to rear of property
and levelling of garden

APPROVE - subject to no valid neighbour objections on planning grounds

SMD/2014/0548 24 Leek Lane single storey extension to the front of property
Biddulph Moor

APPROVE- subject to no valid neighbour objections on planning grounds

SMD/2014/0553 15 Broomfields Demolition of existing garage and erection of a single
storey side extension and part single/two storey rear
extension with Juliet balcony

APPROVE- subject to no valid neighbour objections on planning grounds

SMD/2014/0580 Former Colourworks redevelopment of former dye works for residential
Congleton Road purposes comprising the erection of 19 dwellings (re
submission of application 13/0500/FUL)

**APPROVE – site is sustainable and has good transport links to Biddulph and Congleton/
Congleton railway station; cycle access direct to the National Route 55. There is good
access to shops and other facilities within a short walk (0.8 mile). This is a Brownfield
site and would ensure the final removal of toxic ground. The Town Council strongly
supports this application and requests that the application be put before the full
Planning Applications Committee at the District Council**

SMD/2014/0583 Lask Edge Farm Erection of a single storey rear extension to the
Lask Edge Road outbuilding referred to as 'The Cottage'

APPROVE

SMD/2014/0594 Castle Camping Ltd extension of existing outbuilding to provide toilet
and shower block to the rear together with a side
Haven extension to
Henshalls Bank provide a machinery storage (resubmission of
Congleton Road SMD/2013/0880)
Mow Cop

APPROVE

SMD/2014/0602 184 Tunstall Road first floor extension

APPROVE

41. DECISIONS AND NOTICES RECEIVED FROM THE DISTRICT COUNCIL

Decisions were Moved Received.

42. APPEAL NOTICE RECEIVED FROM THE DISTRICT COUNCIL

SMD/2014/0297 land adjoining Erection of a detached dwelling – access and
157 Park Lane layout

Moved Received

The meeting closed at 7.00 pm

Signature

Date