

Biddulph Town Council



MEETING: Planning Committee
DATE: Tuesday 20 October 2020
TIME: 5.30pm
LOCATION: Via Zoom; access code to be sent separately.

AGENDA

1. APOLOGIES

2. DECLARATIONS OF INTEREST

- a) Disclosable Pecuniary Interests and Dispensations
- b) Other Interests

3. MINUTES

The **approve** the Minutes from 15 September 2020 Planning Committee meeting.

Minutes to be signed at a later date.

4. ITEM REQUESTED BY COUNCILLOR GARVEY: UPLANDS MILL DEVELOPMENT - UPDATE

5. TO CONSIDER THE MINISTRY OF HOUSING COMMUNITIES AND LOCAL GOVERNMENT WHITE PAPER 'PLANNING FOR THE FUTURE'.

<https://www.gov.uk/government/consultations/planning-for-the-future>

TO AGREE THE KEY POINTS TO BE INCLUDED WITHIN A BIDDULPH TOWN COUNCIL RESPONSE

6. TO CONSIDER THE DRAFT HIGHWAYS REPORT, COMMISSIONED BY THE NEIGHBOURHOOD PLAN WORKING GROUP (ATTACHED)

7. TO RECEIVE ANY UPDATE ON THE PROPOSED ALDI DEVELOPMENT AND TO AGREE ANY FURTHER ACTIONS



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8. PLANNING APPLICATIONS

SMD/2020/0490	The Old Engine House Biddulph Road Mow Cop	Proposed Stables
SMD/2020/0517	Smithy Farm Dial Lane Congleton	Proposed two and single storey extensions. Construction of a replacement ancillary garage/workshop building & porch.
SMD/2020/0519	10 Barrage Road Biddulph Moor	Proposed replacement of the existing flat roof to a new pitched roof over the single storey integral garage
SMD/2020/0488	Woodhouse Academy Woodhouse Lane Biddulph	Installation of a modular single storey single classroom stand-alone block
SMD/2020/0526	Smithy Farm Dial Lane Congleton	Proposed replacement agricultural buildings
SMD/2020/0521	Laneside Leek Lane Biddulph Moor	Proposed two storey rear extension
SMD/2020/0049	171 Biddulph Arms Congleton Road Biddulph	Conversion of existing public house to 9no. residential units and conversion of existing outbuilding to 1no. residential unit. including associated access, refuse storage and landscaping works.
SMD/2020/0565	152 Park Lane Knypersley	Change of use from dwelling house (use class C3) to care home for children and young adults (use class C2)
SMD/2020/0560	Sunny Bank Farm Pines Lane Biddulph Park Biddulph	Demolition of existing extensions and alterations and extension to existing house and construction of new garage block

9. TO CONSIDER SUPPLEMENTARY APPLICATIONS RECEIVED SINCE AGENDA WAS CREATED



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10.DECISIONS AND NOTICES RECEIVED FROM THE DISTRICT COUNCIL

			Biddulph Town Council recommendation	SMDC Decision
SMD/2020/0435	31, Farmside Lane, Biddulph Moor, Staffordshire, ST8 7LY	Proposed single storey rear & side extension	Approval, subject to neighbours valid planning concerns.	Planning Permission - Approved
SMD/2020/0348	Hilberie, Lodge Barn Road, Knypersley, Staffordshire, ST8 7NS	Provide new flat roofed detached garage set into existing garden	Approved, subject to valid neighbour planning concerns.	Planning Permission - Approved
SMD/2020/0331	227, Tunstall Road, Knypersley, Staffordshire, ST8 7AQ	Proposed two storey extension to side to form new bedroom, bathroom, kitchen, utility and shower room	Approved, subject to valid neighbour planning concerns.	Planning Permission - Approved
SMD/2020/0143	Lask Edge Methodist Church, Cowallmoor Lane, Ladymoor Gate, Lask Edge, Staffordshire,	Upper floor extension to the existing single storey rear extension, a ground floor single storey extension is proposed and insertion of window to the master bedroom.	Recommend approval subject to any valid planning concerns from neighbours or affected relatives and that changes to graveyard entrance do not affect any of the existing graves.	Planning Permission - Refused
SMD/2020/0289	16, Crossways, Biddulph, Staffordshire, ST8 7DY	Single storey rear and side extension	Recommend approval subject to no neighbour valid planning concerns and to raise concerns about the render finish.	Planning Permission - Approved



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SMD/2020/0336	22, Halls Road, Biddulph, Staffordshire, ST8 6DB	Single storey side extension to the rear of the property to the extend the kitchen. Measuring 3800 x 1200 x 2400 (at eaves) matching existing building - roof/materials, with 1 full height window.	Approved, subject to valid neighbour planning concerns.	Planning Permission - Approved
SMD/2020/0307	95 Hillview Cottage, Woodhouse Lane, Biddulph, Staffordshire, ST8 7RN	Change of use of existing redundant stable block to retail shop and store and associated development	Recommend approval, subject to not contravening the greenbelt restrictions.	Planning Permission - Refused
SMD/2020/0382	1, The Walled Garden, Grange Park Drive, Biddulph, Staffordshire, ST8 7TA	Proposed single storey extension to the dining room/hall	Not considered.	Planning Permission - Approved

11. APPEAL(S)

None.

Copy to: Councillors Adams, Davies, Garvey, Hawley, Jones, McLoughlin, Perkin, Redfern, Rushton, Rogers, Salt, Smith, Swift and Yates



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