

PLANNING COMMITTEE

16 March 2015

PRESENT:

Councillors Mrs Fisher (Chairman), Smedley (Vice-Chairman), Mrs Allsopp, Awty, Bacon, Mrs Bacon, Cox, Drinkwater, Mrs Eagland, Heath, Humphreys, Marshall, Mosson, Pritchard, Roberts, D.S. Smith, Mrs Stanhope MBE, Strachan, Walker MBE, and Willis-Croft.

(**APOLOGIES FOR ABSENCE** were received from Councillors Pullen and Mrs Richards)

224 DECLARATIONS OF INTEREST:

Councillor Smedley – Non Disclosable Pecuniary Interest in Agenda Item 5 – Tree Preservation Order 378 – 2014.

225 **MINUTES:** The Minutes of the Meeting held on 23 February 2015 and previously circulated were taken as read, approved as a correct record and signed by the Chairman.

226 DECISIONS ON PLANNING APPLICATIONS:

Applications for permission for development were considered with the recommendations of the Strategic Director – Democratic, Development and Legal Services and any letters of representation and petitions together with a supplementary report of observations/representations received since the publication of the agenda in the determination of Planning Applications numbered 14/00634/FUL, 14/00612/FULM, 14/00940/FULM, 15/00056/FUL and 15/00148/FUL.

227 **ELFORD – 14/00634/FUL – CONSTRUCTION OF LAGOON TO HOLD LIQUID CENTRATE FERTILISER, HOME FARM, CHURCH ROAD, ELFORD, TAMWORTH FOR MR P BRIDGEN:**

RESOLVED: That planning permission be refused for the following reasons:

1. The proposed development, due to the increased vehicular movements onto narrow roads, would cause a significant danger to highway safety. The proposals are therefore contrary to Core Policies 3 (Delivering Sustainable Development), 5 (Sustainable Transport) and 10 (Healthy and Safe Lifestyles) and Policies ST1 (Sustainable Travel) and BE1 (High Quality Development) of the Lichfield Local Plan Strategy (2015) and Government Guidance contained in the National Planning Policy Framework.

2. The proposed development, by virtue of its proximity to Elford village and the level of odour produced, would significantly detract from the amenity and Article 8 Human Rights of nearby residents.

The proposal is therefore contrary to Core Policies 3 (Delivering Sustainable Development) and 10 (Healthy and Safe Lifestyles) and Policies ST1 (Sustainable Travel) and BE1 (High Quality Development) of the Lichfield Local Plan Strategy (2015) and Government Guidance contained in the National Planning Policy Framework.

It is considered that the proposals are unsustainable and do not conform with the core planning principles of the NPPF. Such matters have been discussed with the applicant with a view to seeking solutions, although such solutions have not been possible.

(PRIOR TO CONSIDERATION OF THE ABOVE APPLICATION REPRESENTATIONS WERE MADE BY MR NEIL D CROWLEY, OBJECTOR, COUNCILLOR WHITE, NON-COMMITTEE MEMBER & MR HUGH GORE, APPLICANT'S AGENT)

BEFORE THE COMMITTEE CONSIDERED THE NEXT APPLICATION NO. 14/00612/FULM COUNCILLOR AWTY LEFT THE COMMITTEE MEETING AT 6:50PM.

228 BURNTWOOD – 14/00612/FULM – ERECTION OF 351 RESIDENTIAL DWELLINGS, TOGETHER WITH ASSOCIATED WORKS INCLUDING THE PROVISION OF ACCESS, INFRASTRUCTURE, PUBLIC OPEN SPACE, AND CAR PARKING, LAND EAST OF BURNTWOOD BY PASS, BURNTWOOD FOR BARRATT HOMES, TAYLOR WIMPEY, LONDON & CAMBRIDGE PROPERTIES

RESOLVED: That subject to the owners/applicants first entering into a Legal Agreement under Section 106 of the Town and Country Planning Act 1990 (as amended) to secure contributions/planning obligations towards:-

1. Affordable Housing
2. Future Maintenance of on-site Public Open Space and LEAP
3. Off-site sports pitches
4. Cannock Chase SAC
5. Chasewater and Southern Coalfields Heaths SSSI
6. Ecological Mitigation
7. Residential Travel Plan
8. Travel Plan Monitoring Fee
9. Public Transport Provision
10. Secure Emergency Access

planning permission be granted subject to the conditions contained in the report and supplementary report of the Strategic Director – Democratic, Development and Legal Services, in respect of the proposed development.

(PRIOR TO CONSIDERATION OF THE ABOVE APPLICATION REPRESENTATIONS WERE MADE BY MR LAURENCE HOLMES, GVA PLANNING, APPLICANT'S AGENT)

229 LICHFIELD – 14/00940/FULM – DEMOLITION OF EXISTING BUILDING AND RETENTION OF EXISTING FAÇADE, REDEVELOPMENT OF SITE TO INCLUDE OPEN A1 RETAIL UNIT, 5 NO.APARTMENTS, 9 NO DWELLINGS, INCLUDING CAR PARKING AND HIGHWAY ACCESS, FORMER KWIK SAVE DISCOUNT 23 – 27 TAMWORTH STREET, LICHFIELD FOR FRIARY GROUP

RESOLVED: That subject to the owners/applicants first entering into a Legal Agreement under Section 106 of the Town and Country Planning Act 1990 (as amended) to secure contributions/planning obligations towards:-

- 1. Open space, sport and recreation**
- 2. Participation in indoor sport and physical activity**
- 3. Education contribution**
- 4. Management Company for maintenance of all communal areas**

planning permission be granted subject to the conditions contained in the report and supplementary report of the Strategic Director – Democratic, Development and Legal Services, in respect of the proposed development.

BEFORE THE COMMITTEE CONSIDERED THE NEXT APPLICATION NO. 15/00056/FUL COUNCILLOR MOSSON LEFT THE COMMITTEE MEETING AT 7:50PM.

230 LICHFIELD – 15/00056/FUL – INCREASE IN HEIGHT OF GARAGE AND FRONT EXTENSION TO GARAGE AND LOFT CONVERSION TO GARAGE TO FORM BEDROOM AND SHOWER ROOM, 6 ALESMORE MEADOW, LICHFIELD FOR MRS KEELING

RESOLVED: That planning permission be granted subject to the conditions contained in the report and supplementary report of the Strategic Director – Democratic, Development and Legal Services, in respect of the proposed development.

(PRIOR TO CONSIDERATION OF THE ABOVE APPLICATION REPRESENTATION WAS MADE BY MR EDWARDS, OBJECTOR)

231 SHENSTONE - 15/00148/FUL – SINGLE STOREY EXTENSION TO FORM KITCHEN, FAMILY ROOM AND UTILITY, 46 THE GROVE, LITTLE ASTON, SUTTON COLDFIELD FOR MR AND MRS COLDRICK

RESOLVED: That planning permission be granted subject to the conditions contained in the report of the Strategic Director – Democratic, Development and Legal Services, in respect of the proposed development.

232 LICHFIELD DISTRICT COUNCIL TREE PRESERVATION ORDER NO. 378 – 2014 – TO SEEK MEMBERS’ DECISION REGARDING THE CONFIRMATION OF TREE PRESERVATION ORDER NO. 378 – 2014 AT THREE SPIRES SHOPPING CENTRE AND BAKERS LANE, LICHFIELD, STAFFS.

Members considered the application to confirm Tree Preservation Order 378 – 2014 on a number of trees at Three Spires Shopping Centre and Bakers Lane, Lichfield.

RESOLVED: That Tree Preservation Order 378 – 2014 be confirmed without modifications.

(PRIOR TO CONSIDERATION OF THE ABOVE TREE PRESERVATION ORDER REPRESENTATIONS WERE MADE BY MR PAUL E BECKMANN, OBJECTOR)

(The Meeting closed at 8:45 pm)

CHAIRMAN