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Our Ref: SL/JM

06 September 2022

To: All Members of the Planning and Development Committee

[Councillors Flanagan [Chair], Gittings [Vice-Chair], Banevicius, Birch, Brown, Bullock, D Ennis, L Ennis, Ho, R Place and Willis-Croft]

Dear Councillor

PLANNING AND DEVELOPMENT COMMITTEE

The Planning and Development Committee will meet on **Tuesday 13 September 2022 at 6:00 pm in the Meeting Room, Burntwood Library, Bridge Cross Road, Burntwood** to consider the following business.

Yours sincerely



Steve Lightfoot
Town Clerk

PUBLIC FORUM

As part of the Better Burntwood Concept and to promote community engagement, the public now has the opportunity to attend and speak at all of the Town Council's meetings. Please refer to the end of the agenda for details of how to participate in this meeting.

AGENDA

1. APOLOGIES FOR ABSENCE

2. DECLARATIONS OF INTERESTS AND DISPENSATIONS

- a)** To receive declarations of interests and consider requests for dispensations, if any.
- b)** Planning Applications - General Declarations of Interest for District Councillors.

3. MINUTES

To approve as a correct record the Minutes of the Planning and Development Committee Meeting held on 16 August 2022 [Minute Nos. 19-24] [**ENCLOSURE NO. 1**].

4. INFORMATION FROM THE MINUTES

5. PLANNING APPLICATIONS

To consider the enclosed schedule of planning applications [**ENCLOSURE NO. 2**].

PUBLIC FORUM

30 minutes will be set aside at the beginning of this meeting for you to raise issues relevant to the remit of the meeting but are not already on the agenda. So that the Members of the meeting can be properly briefed in order to enable them to provide considered response to your question, please advise the Town Clerk of the question[s] you wish to ask the Council at least three working days before the meeting. The Chair of the meeting has the right to reject any representations that he/she considers not to be appropriate for the particular meeting.

The public forum session will usually be the first item on the agenda and normally will last up to 30 minutes. In some instances, it may not be possible at the meeting to provide an answer. Where that is the case a written response will be sent to your stated address and a copy will be made available for public inspection at the Town Council's offices.

With regard to planning applications the Chair also has the discretion to allow you to speak where you have a legitimate interest in the application. Again, you will need to give 3 working days' notice of your wish to speak. Where more than one person wishes to speak on a particular application the Chair may decide to limit the number of speakers or ask for a spokesperson to be appointed.

Generally, in respect of both speaking in the public forum and to specific planning applications you will have up to 3 minutes and can raise more than one issue. However, the Chair has the option to extend the time allowed to you if they think it is appropriate.

While audio and video recordings of this meeting are entirely legal, as a matter of courtesy to Town Council members who work for this town and this Council on a voluntary basis, we would be grateful if you would let the Clerk or the Chair know beforehand.

**MINUTES OF A MEETING OF THE PLANNING AND DEVELOPMENT COMMITTEE
HELD IN THE MAIN HALL, CHASETOWN METHODIST CHURCH, LAWNSWOOD AVENUE,
BURNTWOOD ON TUESDAY 16 AUGUST 2022 COMMENCING AT 6.00 PM**

PRESENT

Councillor Flanagan [in the Chair]
Councillors Birch, Gittings, Ho and Willis-Croft

In attendance

Ms Minor, Deputy Clerk

PUBLIC FORUM

No questions were raised by members of the public.

Following his resignation as an elected representative of the Hunslet Ward, Councillor Flanagan thanked Councillor Tapper for the work he had undertaken during his time as a Town Councillor on the Planning and Development Committee.

19. APOLOGIES FOR ABSENCE

Councillors Brown [dispensation], Bullock, D Ennis, L Ennis and R Place.

20. GENERAL DECLARATIONS OF INTERESTS AND DISPENSATIONS

The District Councillors present wished it to be recorded that their views were a preliminary view and one they may change when they hear all the evidence at the District Council's Planning Committee.

21. MINUTES

It was proposed by Councillor Birch and seconded by Councillor Gittings and following a unanimous show of hands it was

RESOLVED That the Minutes of the Planning and Development Committee Meeting held on 11 July 2022 [Minute Nos. 14-18] be approved as a correct record.

22. INFORMATION FROM THE MINUTES

Councillor Flanagan referred to planning application 22/00829/FUH - 178 Rugeley Road, Chase Terrace and informed Members that an amendment had been received and after considering the plans the boundary fencing appeared to be the element which had changed. Due to time restrictions he confirmed that no objection [as previously submitted] had again been submitted.

Councillor Flanagan referred to planning application 21/01887/FUH - Green Lane Farm, Green Lane, Burntwood and confirmed that the appeal had been denied.

23. PLANNING APPLICATIONS

RESOLVED That the following comments be submitted to the Local Planning Authority:

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|-----|--------------|--------------------------|--|--|
| (a) | 22/01036/FUH | Boney Hay
and Central | Mr Malpass
57 Bells Lane
Burntwood | Erection of detached
garage [see
21/01212/FUH] |
|-----|--------------|--------------------------|--|--|

No objection however the Local Planning Authority must be satisfied that the proposed development would not be detrimental to the streetscene and the Town Council asks that the hedge be retained in future to provide visual screening of the garage from the road.

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|-----|--------------|------------------|---|--|
| (b) | 22/00840/FUH | Chase
Terrace | Ms E Yorke
182 Cannock Road
Chase Terrace | Erection of single
storey rear extension to
form kitchen and
replacement double
garage |
|-----|--------------|------------------|---|--|

No objection subject to the garage not being used, sold or let as a separate dwelling unit.

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|-----|--------------|-------------------------------|--|--|
| (c) | 22/01030/FUH | Summerfield
and All Saints | Mr K Bailey
7 Summerfield Road
Burntwood | Erection of no. 2 storey
side extension |
|-----|--------------|-------------------------------|--|--|

No objection.

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|-----|--------------|------------------|--|---|
| (d) | 22/00924/FUH | Chase
Terrace | Ms N Burdett
1 Two Oaks Avenue
Burntwood | Retention of side
boundary fence and
erection of new
garden cabin/shed |
|-----|--------------|------------------|--|---|

No objection.

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|-----|--------------|-----------|---|--|
| (e) | 22/01023/FUH | Chasetown | Mr J Moorhouse
23 Bank Crescent
Burntwood | Retention of single
storey rear extension |
|-----|--------------|-----------|---|--|

No objection.

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|-----|--------------|-----------|---|---------------------------------|
| (f) | 22/00909/FUH | Chasetown | Mr P Wadeley
42 Bridge Cross Road
Burntwood | Single storey rear
extension |
|-----|--------------|-----------|---|---------------------------------|

No objection however it was noted that planning permission was granted on 11 August 2022.

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|-----|--------------|---------------|--|---|
| (g) | 22/01041/FUH | Chase Terrace | Miss Williams
1 Lea Hall Drive
Burntwood | Erection of no. 2 storey side and single storey rear extensions |
|-----|--------------|---------------|--|---|

No objection.

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|-----|--------------|-----------------------|---|--|
| (h) | 22/01043/FUH | Boney Hay and Central | Mr and Mrs J Perks
12 Sandown Close
Burntwood | Erection of single storey rear extension |
|-----|--------------|-----------------------|---|--|

No objection.

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|-----|--------------|---------------|---|-----------------------------|
| (i) | 22/01054/FUH | Chase Terrace | Mr Smallman-Gorgh
12 Holly Grove Lane
Burntwood | Installation of front porch |
|-----|--------------|---------------|---|-----------------------------|

No objection.

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|-----|---------------|----------------------------|---|--|
| (j) | 22/00786/FULM | Summerfield and All Saints | Dignus Healthcare
Former Fulfen Practice
Burntwood Health Centre
Hudson Drive
Burntwood | Erection of new care home facility buildings with associated car parking, services area and open space |
|-----|---------------|----------------------------|---|--|

No objection in principle but would ask that the comments made by Environmental Health are considered by the Planning Officer, as well as residents concerns over the lack of car park spaces for residential care.

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|-----|--------------|-----------------------|--|---------------------------------------|
| (k) | 22/00888/FUL | Boney Hay and Central | Mrs P Tufnell
Land rear 2 Chorley Road
Burntwood | Erection of 2-bedroom chalet bungalow |
|-----|--------------|-----------------------|--|---------------------------------------|

No objection subject to the Planning Officer having no issues on detracting of character and amenities of neighbouring properties, along with any loss of light, outlook and privacy. The Planning Officer to ensure that each house is left with the appropriate space [Space About Dwellings Policy].

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|-----|--------------|-----------|---|---------------------------------------|
| (l) | 22/01049/FUH | Highfield | Ms H Williams
109 Farewell Lane
Burntwood | Erection of replacement double garage |
|-----|--------------|-----------|---|---------------------------------------|

No objection subject to the garage not being used, sold or let as a separate dwelling unit however it was noted that the planning application had been withdrawn on 16 August 2022.

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|-----|--------------|---------|---|--|
| (m) | 22/01099/FUH | Hunslet | Mr D Long
3 Sanderling Rise
Burntwood | Erection of single storey side link extension and first floor extension to existing garage |
|-----|--------------|---------|---|--|

No objection however due to previous planning applications history on this site, the Town Council requests that future permitted development rights are removed.

(n)	22/01077/FUH	Boney Hay and Central	Miss A Beere 47 Morley Road Burntwood	Erection of first floor extension over existing garage
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No objection.

(o)	22/01086/FUH	Chase Terrace	Mr L Fawsett 154 Cannock Road Chase Terrace	Erection of single storey garage with pitch roof
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No objection subject to the garage not being used, sold or let as a separate dwelling unit.

(p)	22/01169/FUH	Hunslet	Mr Maclean 2 Cort Drive Burntwood	Erection of no. 2 storey rear extension and first floor side extension
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No objection in principle subject to the Planning Officer being content that the new second storey will not be blocking light from entering the neighbours house through their adjoining second floor window.

(q)	22/01156/FUH	Gorstey Ley	Mr P Jennings 30 Cannock Road Burntwood	Erection of two storey rear extension
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No objection in principle but would ask that the application is returned to the Arboricultural Officer for further comment once the findings of a pre-development survey is presented.

**24. HIGHWAYS ACT 1980, SECTION 119
APPLICATION FOR PUBLIC PATH DIVERSION ORDER
PUBLIC FOOTPATH 0.333 BURNTWOOD PARISH**

Members were informed that it was proposed that the section of footpath shown by a solid black line [A-B] would be diverted onto the alignment shown by a broken black line [A-C-D-E-B]. It was noted that the current line of the public rights of way is now obstructed by a number of residential properties.

RESOLVED No objection was raised by Members of the Planning and Development Committee.

[The Meeting closed at 6:36 pm]

Signed

Date

**Planning and Development Committee: Applications for Consideration:
13 September 2022**

	Application No.	Ward	Site	Proposal
(1)	22/00743/FUL	Chase Terrace	Mr K Edwards H P Westwood Ltd Abattoir Eastgate Street Burntwood	Demolition of two existing flats and erection of a refrigerated storage building, enclosure of offal yard and waste collection area and creation of parking area
(2)	22/01222/FUH	Gorstey Ley	Mr R Evans 34 Leam Drive Burntwood	Erection of single storey double garage with stores
(3)	22/01187/FUL	Summerfield and All saints	Mr C Marchant Colin Lee Opticians 6 Chase Road Burntwood	Installation of 3 no. condenser units to the existing commercial property
(4)	22/01164/COU	Highfield	Mr W Adams 222 Chorley Road Burntwood	Change of use from garage to separate two-bedroom dwelling
(5)	22/01253/FUH	Summerfield and All Saints	Mr Hines 2 Boney Hay Road Burntwood	Erection of side extension
(6)	22/01232/FUH	Boney Hay and Central	Mr M Bartram 2 Spinney Close Burntwood	Erection of new 1.8m timber fence with concrete posts and gravel boards
(7)	22/01262/FUL	Chasetown	Wm Morrison Supermarkets Ltd Morrisons Milestone Way Burntwood	Erection of a car park valeting pod within existing car park
(8)	22/01263/ADV	Chasetown	Wm Morrison Supermarkets Ltd Morrisons Milestone Way Burntwood	Installation of 8 no. fascia signs, 2 no. hoarding signs and 2 no. double sided banners
(9)	22/01225/FULM	Chasetown	LCP Properties Ltd Land to the West of Cannock Road and North of Robin Road Burntwood Business Park Zone 3 Cannel Road Burntwood	Erection of 4 industrial buildings consisting of 3 buildings containing 9 units [3,305 sqm total] class B8 with ancillary offices, trade counters and showroom; and 1 detached building [1,450 sqm] class B8/B2 with

	Application No.	Ward	Site	Proposal
				access and associated service yard, car parking and landscaping

ENCLOSURE NO. 2