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Our Ref: GH/JM

10 August 2021

To: All Members of the Planning and Development Committee

[Councillors Birch [Chair], Gittings [Vice-Chair], Brown, Bullock, D Ennis, Flanagan, M Place R Place, Taylor and Willis-Croft]

Dear Councillor

PLANNING AND DEVELOPMENT COMMITTEE

The Planning and Development Committee will meet on **Tuesday 17 August 2021 at 6:00 pm in the Main Hall at Burntwood Memorial Institute, Rugeley Road, Burntwood** to consider the following business.

Yours sincerely

Graham Hunt
Town Clerk

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 20 July 2021 [Minute Nos. 1-5] [**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 Chairman 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 Chairman 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 Chairman 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 Chairman 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 Chairman know beforehand.

**MINUTES OF A MEETING OF THE PLANNING AND DEVELOPMENT COMMITTEE
HELD IN THE 71 ROOM AT BURNTWOOD MEMORIAL INSTITUTE,
RUGELEY ROAD, BURNTWOOD ON TUESDAY 20 JULY 2021 COMMENCING AT 6.00 PM**

PRESENT

Councillor Birch [in the Chair]

Councillors Brown, Bullock, D Ennis, Gittings, Flanagan, M Place, R Place, Taylor, and Willis-Croft

In attendance

Ms J Minor, Deputy Town Clerk

Councillor Tapper

Two members of the public

PUBLIC FORUM

No questions were raised by members of the public.

1. APOLOGIES FOR ABSENCE

None as all Members were present.

2. GENERAL DECLARATIONS OF INTERESTS AND DISPENSATIONS

Councillor Taylor made a non-pecuniary interest in Agenda Item No. 5 - Planning Applications and in particular planning application 21/00914/FULM - Land off Milestone Way [Residential development comprising 87 dwellings [100% affordable dwellings], including formation of vehicular access, associated landscaping and site remediation] as his wife works for Bromford Housing.

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.

3. MINUTES

It was proposed by Councillor D Ennis and seconded by Councillor R Place and

RESOLVED That the Minutes of the Planning and Development Committee Meeting held on 24 February 2021 [Minute Nos. 7-11] be approved as a correct record.

4. INFORMATION FROM THE MINUTES

Councillor Birch referred to Minute No. 10 - Information from the Minutes and in particular planning application 20/000261/FUL in respect of Padbury Lane Farm, Padbury Lane and confirmed that, as agreed, he had written to Lichfield District Council expressing the Town

Council's concerns at the way in which this application had been determined. Councillor Birch stated that he had indeed received a response stating that the application had been approved in line with policies and procedures under delegated powers by an officer.

Councillor Birch reminded Members that the safest way to ensure that an application is considered by Lichfield District Council's Planning Committee was for it to be called in by the District Ward Member.

With regard to issues with enforcement, Councillor Birch referred to another development within the Green Belt which appeared to be lacking in any action being taken, even though it had been raised many times. There are substantial wooden stables built on Coney Lodge Farm adjoining Rugeley Road, Chase Terrace which have breached planning and which the owner had been ordered to demolish. It would appear that a livery business is still openly and actively operating from the location with impunity however Councillor Birch informed Members that this matter was now being dealt with by the Magistrates Court.

5. PLANNING APPLICATIONS

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

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|-----|--------------|-------------|---|---|
| (a) | 21/01244/FUH | Gorstey Ley | Mr and Mrs Wrigley
49 Church Road
Burntwood | Erection of a side and rear extension to existing bungalow and demolition of existing detached garage [scheme is a redesign of previously approved application 21/00621/FUH due to location of Severn Trent pipework] |
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No objection providing the Planning Officer is satisfied it complies with the rules regarding the maximum extent of developments.

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|-----|--------------|-------------------------------|--|---|
| (b) | 21/01230/FUH | Summerfield
and All Saints | Mr R Parker
24 St Pauls Road
Burntwood | Conversion of garage into kitchen and shower room |
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No objection.

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| (c) | 21/00966/FUH | Chase Terrace | Mr A Smith
82 Ironstone Road
Burntwood | Erection of a single storey rear extension |
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No objection.

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| (d) | 21/01265/FUH | Chase Terrace | Mr A Stringer
12 Windsor Close
Burntwood | Erection of a side extension to dwelling |
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No objection

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| (e) | 21/00914/FULM | London & Cambridge Properties Ltd and Bromford Housing Land off Milestone Way Burntwood | Residential development comprising 87 dwellings [100% affordable dwellings], including formation of vehicular access, associated landscaping and site remediation |
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STRONG OBJECTION as this is contrary to Policy B1 of the Burntwood Neighbourhood Plan. Policy B1 which allocated the site to mixed use development for residential, retail and leisure with the site in question being outlined in Policies Map 3 and specified for large format retail and leisure use.

Burntwood has already met its housing allocations under the Lichfield District Local Plan and does not need this further large scale residential development in order to increase the burden on local infrastructure any further. The Burntwood Neighbourhood Plan is clear that this area has been allocated for future town centre development. This type of housing is not compatible with that Plan.

The plans remove the opportunity for future development that is appropriate for a town centre and places a significant burden on already stretched local infrastructure and services.

Members were informed that Bromford Housing had launched a consultation back in March 2021 relating to the application however no information is available regarding the results of that consultation.

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| (f) | 21/01054/FUL | London & Cambridge Properties Ltd Land off Milestone Way Burntwood | Erection of a Drive-Thru Coffee Shop [Use Class E] including formation of access, car parking, landscaping, associated works and signage |
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The Town Council supports the application as it is in line with the Burntwood Neighbourhood Plan which has allocated the site for retail and leisure development. It also fits well with the previous adjacent application for a drive through KFC.

The Planning Officer should give consideration to the opening hours, delivery times and the illuminated signage to ensure that disturbance for local residents is minimised.

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| (g) | 21/01282/FUH | Summerfield and All Saints | Mr and Mrs L Manning 68 Chase Terrace Burntwood | Erection of a two-storey side extension |
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No objection

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|-----|--------------|---------------|---|--|
| (h) | 21/01296/FUH | Chase Terrace | Mr and Mrs W Hipkiss 134 Cannock Road Chase Terrace | Erection of a single storey front extension and summer house |
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No objection

[The Meeting closed at 6.36pm]

Signed

Date

Planning and Development Committee: Applications for Consideration: 17 August 2021

	Application No.	Ward	Site	Proposal
(1)	21/01231/FUL		Mr M Powell Chasetown Garage & MOT Centre Unit 9, Zone 3 Burntwood Business Park Smiths Close Burntwood	Installation of pallet heat treatment plant container with a biomass boiler to serve both heat treatment plant and workshop
(2)	21/01322/FUH	Summerfield & All Saints	Mrs T Lowbridge 80 Boney Hay Road Burntwood	Erection of conservatory extension to the rear of the existing residential property
(3)	21/01319/FUH	Chase Terrace	H Mincher 125 Holly Grove Lane Burntwood	Erection of a garage extension, new pitched roof to existing single storey extension plus canopy and new driveway
(4)	21/01055/ADV		London & Cambridge Properties Ltd Land off Milestone Way Burntwood	Display of 12 internally illuminated signs and 1 non illuminated sign
(5)	21/00963/FUL	Boney Hay & Central	Mr M Hawkins 11 & 11A Bridge Cross Road Burntwood	Erection of 4 no. 3 bedroom dwellings and part demolition of existing property [11 Bridge Cross Road] and associated works
(6)	21/01348/PNH	Summerfield & All Saints	Mr P Broadhead 165 Chase Road Burntwood	Prior Notification: Single storey rear extension projecting 5.00m from the rear wall of the original dwelling and reaching a maximum height of 3.80m and eaves height of 2.60m
(7)	21/01298/FUL	Chasetown	Ms L Lennon 204 High Street Chasetown	Demolition of workshops and construction of 2 bedroom bungalow

	Application No.	Ward	Site	Proposal
(8)	21/01334/FUH	Hunslet	Mr and Mrs S Greens 18 Huntsmans Gate Burntwood	Erection of a first floor side extension and demolition of existing conservatory to form a new single storey rear extension
(9)	21/01349/COU	Summerfield & All Saints	Mrs S Jackson Wooshk Unit 6 Swan Corner Shopping Centre Chase Road Burntwood	Change of use from betting office [sui generis] to indoor sport, fitness or recreation [class E[d]]
(10)	21/01373/FUH	Boney Hay & Central	Mr and Mrs Hands 197 Rugeley Road Chase Terrace	Proposed change of use from garage to living accommodation ancillary
(11)	21/01399/FUH	Hunslet	Mr J Duvall 17 Boulton Close Burntwood	Erection of a two storey extension and first floor extension [bedroom 5 and en-suite plus wc and utility room]
(12)	21/01400/FUH	Gorstey Ley	Mr C Oliver 3 Chaseley Gardens Burntwood	Conversion of existing garage into living accommodation [one bedroom granny flat] and other building works to the main house
(13)	21/01393/FUH	Chasetown	Mr and Mrs Clayton 23 Follows End Burntwood	Erection of a single storey rear kitchen extension and new boundary wall