

# Penkrige Parish Council

Haling Dene Centre  
Cannock Road  
Penkrige  
Stafford  
ST19 5DT

6<sup>th</sup> December 2013

To: Members of the Penkrige Parish Council [Planning]

Dear Sir/Madam

I write to invite you to attend a meeting of the Penkrige Parish Council [Planning] to be held on Thursday 12<sup>th</sup> December 2013 at 7.00 pm at the Haling Dene Centre.

Yours faithfully  
Lynne Hames [Mrs]  
Parish Administrator

## AGENDA

1. APOLOGIES
2. DECLARATIONS OF INTEREST
3. MINUTES  
To approve the minutes of the meeting of the 28<sup>th</sup> November 2013 and to consider matters arising therefrom.
4. DECISIONS  
To receive decisions from the SSC:

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
	13/00738/LUE	Regulation of Works of Extension & Alteration of Garage Which Varied From the Details Approved by Planning	Fairfield Cottage Fairfield Lane	Certificate of Lawfulness of Existing Use or Development
	13/00743/LUP	Detached Building For Use as a Swimming Pool	Lynehill House Lynehill Lane	Certificate of Lawfulness of Existing Use or Development
	13/00909/LUP	Construction of a Single Storey Garage, Utility Room & Downstairs WC	Magnolia Cottage Marsh Lane	Certificate of Lawfulness of Existing Use or Development
18	13/00200/FUL	Conversion of Barns to Residential, Holiday Lets & Commercial Use [B1]	Kinvaston Hall Water Eaton Lane	Grant of Planning Permission
28	13/00125/OUT	Proposed Single Detached Dwelling House	Land Adjacent to Horsefair Cottage 90 Bellbrook	Grant of Outline Planning Permission
46	13/00553/REN	Conversion of Barn to Create Three Dwellings	Mansty Farm Mansty Lane	Grant of Planning Permission

4. DECISIONS [Cont'd]

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
52	13/00620/FUL	Erection of Covered Menage and Associated Landscaping	Brickle Cottage Levedale Road	Refusal of Planning Permission
53	13/00660/FUL	First Floor Extension Over Existing Garage & Diner	1 Bitham Close	Grant of Planning Permission
54	13/00668/FUL	Two Storey Rear Extension	5 Bellbrook	Grant of Planning Permission
55	13/00657/FUL	Proposed Single Storey Side Extension	36 Cherrybrook Drive	Grant of Planning Permission
56	13/00583/FUL	Demolition of Existing Dwelling & Defective Building & Replacement with new Dwelling & Detached Garage	Fullmoor Lodge Micklewood Lane	Application Withdrawn
57	13/00713/LUP	Convert Existing Garage into a Living Room, Replacing Garage Door with Brickwork & Window & Add Downstairs Toilet to Rear	4 Vale Rise	Certificate of Lawfulness of Existing Use or Development
58	13/00718/FUL	Demolition of Existing Garage & Carport, Constructing Two Storey Extension to Side of Existing Property. Single Storey Extension to Rear	Glentroon Wolverhampton Rd	Grant of Planning Permission
59	13/00735/FUL	First Floor Side Extension	37 Templars Way	Grant of Planning Permission
60	13/00736/COU	Proposed Change of use of Amenity Land to Garden Lane & Erection of Boundary Wall	37 Templars Way	Refusal of Planning Permission
64	13/00690/LUE	Allowing unrestricted Occupation of the Property	Willows Farm Levedale Road	Certificate of Lawfulness of Existing Use or Development

5. PLANNING APPLICATIONS

To consider submitted planning applications from the SSC:

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>
68	13/00902/COU	Change of Use to A1	The Little Emporium Stone Cross
69	13/00867/FUL	Demolition/Removal of Existing Temporary Classroom Units & Storage Shed. Redevelopment of Immediate Site to Provide a New 'Independent Learning Centre' Classroom Block	South Staffordshire College Rodbaston Campus Farm Drive
70	13/00935/FUL	Erection of Stainless Steel Wood Burning Stone Flue Located on the North West Roof Stone Approx 1200 Height finished in brick with lead finishing	The Coach House Whiston Road

6. SOUTH STAFFORDSHIRE COUNCIL – SUPPLEMENTARY PLANNING DOCUMENTS

To receive a letter dated 6<sup>th</sup> November from the above advising that they have recently revised two of their Supplementary Planning documents. A copy of the letter is attached with the website address where the updated documents can be viewed. Councillors to bring their comments to the meeting where they will be collated and submitted before the deadline of 20<sup>th</sup> December 2013 [attached].

7. STAFORDSHIRE COUNTY COUNCIL

To receive a letter dated 19<sup>th</sup> November from the SCC Highway Network Management advising of a Temporary Road Traffic Regulation Order at Mitton Road and to note that work will commence on 20<sup>th</sup> January 2014.

8. COMMUNICATION

To consider how the Council should communicate to outside bodies with regard to Planning matters.

9. FOLLOW UP FROM PREVIOUS PLANNING MINUTES

**Lynehill Development**

[a] To receive the Chairman and Vice Chairman's verbal update further to their meeting with the SSC Chief Executive with regard to the Lynehill Section 106.

**Temporary Travellers Site – A449**

[b] To receive the Chairman and Vice Chairman's comments submitted to SSC Planning as per the resolution made at the 28<sup>th</sup> November meeting.

[c] To receive a letter dated 20<sup>th</sup> November from the SSC Chief Executive in reply to the Council's letter of 31<sup>st</sup> October regarding the above [attached].

10. NOTIFICATION OF PLANNING APPLICATIONS

To receive and consider legal guidance and further information from NALC with regard to the below resolution made at the 14<sup>th</sup> November Planning Meeting:

- SPCA be asked what the legal position was with regard to receiving and commenting on Planning Applications for Parish Councils.

11. DATE AND TIME OF NEXT MEETING

Thursday 9<sup>th</sup> January 2014 at 7.00 pm.

# Penkridge Parish Council

Minutes of the Planning Meeting held on 12<sup>th</sup> December 2013

At 7.00 pm at the Haling Dene Centre

## Present

Councillor	Sandra Chambers [Chairman]
"	Bevan Craddock
"	John Eastwood
"	Sean J Flynn
"	Mrs Isabel G A Ford
"	Mrs Anne J Geoghegan
"	Gordon Hawkins
"	Peter M Jones
"	Victor Kelly
"	John McPheat
"	Anthony Minshall
"	Mrs Sandie Morris
"	David Oldfield
"	Calvert Stonehouse

## 1819. APOLOGIES

An apology was received from Councillor Mrs Hughes.

## 1820. DECLARATIONS OF INTEREST

There were no Declarations of Interest.

## 1821. MINUTES

**Resolved** that the minutes of the meeting held on the 28<sup>th</sup> November 2013 be confirmed and signed as a true record.

## 1822. MATTERS ARISING FROM THE MINUTES

The Chairman asked that the DPA chase up a reply to item 1815 – Planning Applications – Plan No 13/00807/FUL Otherton Airfield with regard to the Councillors' request for clarification of the Regulations with regard to aircraft flying very low over built up areas and once a reply had been received this be email to all Councillors.

## 1823. DECISIONS

**Resolved** that the following decisions be received from the South Staffordshire Council:

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
	13/00738/LUE	Regulation of Works of Extension & Alteration of Garage Which Varied From the Details Approved by Planning	Fairfield Cottage Fairfield Lane	Certificate of Lawfulness of Existing Use or Development
	13/00743/LUP	Detached Building For Use as a Swimming Pool	Lynehill House Lynehill Lane	Certificate of Lawfulness of Existing Use or Development
	13/00909/LUP	Construction of a Single Storey Garage, Utility Room & Downstairs WC	Magnolia Cottage Marsh Lane	Certificate of Lawfulness of Existing Use or Development

1823. DECISIONS [Cont'd]

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
	13/00821/LUP	Construction of 1.9 Metre High Gates & Fence Seven Metres into Property	1 Cannock Road Quarry Heath	Certificate of Lawfulness of Proposed Use or Development
18	13/00200/FUL	Conversion of Barns to Residential, Holiday Lets & Commercial Use [B1]	Kinvaston Hall Water Eaton Lane	Grant of Planning Permission
28	13/00125/OUT	Proposed Single Detached Dwelling House	Land Adjacent to Horsefair Cottage 90 Bellbrook	Grant of Outline Planning Permission
46	13/00553/REN	Conversion of Barn to Create Three Dwellings	Mansty Farm Mansty Lane	Grant of Planning Permission
52	13/00620/FUL	Erection of Covered Ménage and Associated Landscaping	Brickle Cottage Levedale Road	Refusal of Planning Permission
53	13/00660/FUL	First Floor Extension Over Existing Garage & Diner	1 Bitham Close	Grant of Planning Permission
54	13/00668/FUL	Two Storey Rear Extension	5 Bellbrook	Grant of Planning Permission
55	13/00657/FUL	Proposed Single Storey Side Extension	36 Cherrybrook Drive	Grant of Planning Permission
56	13/00583/FUL	Demolition of Existing Dwelling & Defective Building & Replacement with new Dwelling & Detached Garage	Fullmoor Lodge Micklewood Lane	Application Withdrawn
57	13/00713/LUP	Convert Existing Garage into a Living Room, Replacing Garage Door with Brickwork & Window & Add Downstairs Toilet to Rear	4 Vale Rise	Certificate of Lawfulness of Existing Use or Development
58	13/00718/FUL	Demolition of Existing Garage & Carport, Constructing Two Storey Extension to Side of Existing Property. Single Storey Extension to Rear	Glentron Wolverhampton Rd	Grant of Planning Permission
59	13/00735/FUL	First Floor Side Extension	37 Templars Way	Grant of Planning Permission
60	13/00736/COU	Proposed Change of use of Amenity Land to Garden Lane & Erection of Boundary Wall	37 Templars Way	Refusal of Planning Permission

1823. DECISIONS [Cont'd]

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
64	13/00690/LUE	Allowing unrestricted Occupation of the Property	Willows Farm Levedale Road	Certificate of Lawfulness of Existing Use or Development

**Resolved** that:

- [i] Councillors' comments are included under each Decision on the Planning Agendas for information purposes.
- [ii] SSC Planning be asked if they could advise the Council how often their comments are used when considering applications within the Parish.

1824. PLANNING APPLICATIONS

**Resolved** that the following recommendation be submitted to the SSC:

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Recommendation</u>
68	13/00902/COU	Change of Use to A1	The Little Emporium Stone Cross	No Comments
69	13/00867/FUL	Demolition/Removal of Existing Temporary Classroom Units & Storage Shed. Redevelopment of Immediate Site to Provide a New 'Independent Learning Centre' Classroom Block	South Staffordshire College Rodbaston Campus Farm Drive	No Comments
70	13/00935/FUL	Erection of Stainless Steel Wood Burning Stone Flue Located on the North West Roof Slope Approx 1200mm High With External Dia of 200mm Finished in Black with Lead Finishing	The Coach House Whiston Road	No Comments
71	13/00842/FUL	Drop Kerb & Partial Removal of Wall	Green Acres Cannock Rd	No Comments
72	13/00962/FUL	Porch Extension & Link to Garage Together with Conservatory, Placing of a Garden Shed, Greenhouse in Garden & Provision of Gates to Driveway	Scrambles Bungham Lane	No Comments

Cllrs Eastwood and Oldfield entered the meeting at 7.20 pm.

1825. SOUTH STAFFORDSHIRE COUNCIL – SUPPLEMENTARY PLANNING DOCUMENTS

A letter was received dated 6<sup>th</sup> November from the above which advised that they had recently revised two of their Supplementary Planning documents. A copy of the letter was attached with the website address where the updated documents could be viewed. Councillors were to bring their comments to the meeting where they would be collated and submitted before the deadline of 20<sup>th</sup> December 2013.

There were no comments put forward by Councillors present. It was agreed that Councillors would put their individual comments forward direct to SSC.

**Resolved** that Councillors make their individual comments to the DPA no later than 19<sup>th</sup> December.

1826. STAFFORDSHIRE COUNTY COUNCIL

A letter was received dated 19<sup>th</sup> November from the SCC Highway Network Management who advised of a Temporary Road Traffic Regulation Order at Mitton Road and it was noted that the work would commence on 20<sup>th</sup> January 2014.

1827. COMMUNICATION

The Chairman advised that information regarding communicating with Outside Bodies would be presented to the next Planning Meeting.

1828. FOLLOW UP FROM PREVIOUS PLANNING MINUTES

**Lynehill Development**

[a] The Chairman and Vice Chairman's verbal update was received further to their meeting with the SSC Chief Executive with regard to the Lynehill Section 106.

The Chairman advised that she and the Vice Chairman had met with Mr Winterflood, Chief Executive of SSC, that afternoon and discussed the S106 details for the second phase of Lyne Hill and omissions concerning proposed investment into the Community facilities. Mr Winterflood apologised and said he had all the necessary documentation and would discuss the matter with Mr Johnson, Director of Planning and Strategic Services, and get an answer to the Parish Council before the Christmas closure. He would also speak to Mr Pattison, Director of Legal and Public Health Protection, and Mrs Smith, Director of Environmental Services, with regard to the take up of the Open Space within the development. Mr Winterflood advised he would also investigate the problems that had occurred with regard to Planning Applications being approved before the agreed Parish Consultation timescale. The Chairman said that they both thought the meeting had been very worthwhile and useful.

**Resolved** that Mr Winterflood's responses be placed on the 9<sup>th</sup> January 2014 Planning Agenda for consideration.

**Temporary Travellers Site – A449**

[b] The Chairman and Vice Chairman's comments were received which had been submitted to SSC Planning as per the resolution made at the 28<sup>th</sup> November meeting and it was noted that the three applications would now be presented to the 14<sup>th</sup> January 2014 Regulatory Committee.

The Chairman thanked Cllr Stonehouse for his vigilance and hard work with regard to the above.

[c] A letter was received dated 20<sup>th</sup> November from the SSC Chief Executive in reply to the Council's letter of 31<sup>st</sup> October regarding the above.

Councillors discussed the above and felt that they needed advice from a Planning Lawyer but decided to wait for the comments from the Regulatory Committee meeting on 14<sup>th</sup> January 2014.

Councillors asked that a letter be sent to the Planning Inspector asking that further to the application being approved at Appeal and further applications now being submitted for consideration for changes at the Site, was this an acceptable way forward by South Staffordshire Council or were there Legal implications involved regarding the land, the proposals, and the applicants.

**Resolved** that:

[i] A letter be sent to the Planning Inspector asking that further to the application being approved at Appeal and further applications now being submitted for consideration for changes at the Site, was this an acceptable way forward by South Staffordshire Council or were there Legal implications involved regarding the land, the proposals, and the applicants.

[ii] Once the decision has been received from the 14<sup>th</sup> January 2014 Regulatory meeting Council to consider if they wish to take the matter further and get advice from a Planning Lawyer.

1829. NOTIFICATION OF PLANNING APPLICATIONS

A legal guidance from NALC was received and considered with regard to the below resolution made at the 14<sup>th</sup> November Planning Meeting:

- SPCA be asked what the legal position was with regard to receiving and commenting on Planning Applications for Parish Councils.

**Resolved** that the Council await a reply from Mr Winterflood on the above and this item be placed on the 9<sup>th</sup> January 2014 Planning Agenda for further consideration.

1830. DATE AND TIME OF NEXT MEETING

Thursday 9<sup>th</sup> January 2014 at 7.00 pm.

Chairman .....

Date .....