

# Penkridge Parish Council

Haling Dene Centre  
Cannock Road  
Penkridge  
Stafford  
ST19 5DT

17<sup>th</sup> April 2015

To: Members of the Penkridge Parish Council [Planning]

Dear Sir/Madam

I write to invite you to attend a meeting of the Penkridge Parish Council [Planning] to be held on **Thursday 23<sup>rd</sup> April 2015 at 7.00 pm** at the Haling Dene Centre.

Yours faithfully  
Lesley Griffiths  
Parish Administrator

## AGENDA

1. APOLOGIES
2. DECLARATIONS OF INTEREST
3. MINUTES  
To approve the minutes of the meeting of 9<sup>th</sup> April 2015 and to consider matters arising.
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>
7	15/00035/FUL	Proposed Replacement Dwelling – Retrospective	Appletree Cottage Lower Drayton Lane	Approve – Subject to Conditions

Council's Comments at Planning Meeting 12<sup>th</sup> February 2015 – No Comments

9	15/00050/REM	Proposed Single Detached Dwelling House	Land Adjacent to Horsefair Cottage Bellbrook	Approve – Subject to Conditions
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Council's Comments at Planning Meeting 12<sup>th</sup> February 2015

Councillors queried the design and materials stating that the proposed building would be higher than the adjacent property and not in keeping with the area. Councillors expressed concern with the Architectural details and asked if these could be considered when discussing the application.

11	15/00088/FUL	Entrance porch, new retaining wall to hold ground to drive and chimney	The Bungalow Lower Drayton Lane	Approve – Subject to Conditions
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Council's Comments at Planning Meeting 26<sup>th</sup> February 2015 – No Comments

4. DECISIONS [Cont'd]

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
12	15/00087/COU	Change of Use of existing annex into Bed and Breakfast unit and change of use of part of existing barn to form Bed and Breakfast unit and education room	Lower Drayton Farm Lower Drayton Lane	Approve – Subject to Conditions

Council's Comments at Planning Meeting 26<sup>th</sup> February 2015 -  
Councillors objected to the application.

A business plan would not pre dispose the Council to supporting an application as it was thought not to be a planning requirement, although the Council are concerned at the disparate and frequent number of applications.

There were concerns over health and safety regarding children especially because of the applicant's breaches of planning regulations in the past and the use of retrospective applications.

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>
19	15/00227/LBC	Change of Use of Upper Floor to One Flat	Katherine House Hospice The Hospice Shop Market Street

6. THE PLANNING INSPECTORATE

To receive a letter dated 16<sup>th</sup> April 2015 from the above in reply to the Council's letter of 19<sup>th</sup> January 2015 with regard to New Acre Stables, Wolverhampton Road [attached].

7. FOLLOW UP FROM PREVIOUS PLANNING MINUTES

To note there is no follow up.

8. DATE AND TIME OF NEXT MEETING

Thursday 14<sup>th</sup> May 2015 at 7.00 pm.

# Penkrige Parish Council

Minutes of the Planning Meeting held on 23<sup>rd</sup> April 2015  
at 7.00 pm at the Haling Dene Centre

## Present

Councillor	Calvert Stonehouse [Chairman]
"	Bevan Craddock
"	Mrs Isabel G A Ford
"	Mrs Anne J Geoghegan
"	Gordon Hawkins
"	Mrs Petula M C Hughes
"	Peter M Jones
"	Victor Kelly
"	Anthony Minshall
"	David Oldfield
"	Mrs Vivienne Smith

## 2081. APOLOGIES

An apology was received from Cllrs Eastwood.

## 2082. DECLARATIONS OF INTEREST

Cllr Hawkins declared an interest in Item 5 Planning Application No 15/00227/LBC Katherine House Hospice Shop.

## 2083. MINUTES

**Resolved** that the minutes of the meeting held on 9<sup>th</sup> April 2015 be confirmed and signed as a true record.

## 2084. MATTERS ARISING

There were no matters arising.

## 2085. 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>
7	15/00035/FUL	Proposed Replacement Dwelling – Retrospective	Appletree Cottage Lower Drayton Lane	Approve – Subject to Conditions

Council's Comments at Planning Meeting 12<sup>th</sup> February 2015 – No Comments

9	15/00050/REM	Proposed Single Detached Dwelling House	Land Adjacent to Horsefair Cottage Bellbrook	Approve – Subject to Conditions
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Council's Comments at Planning Meeting 12<sup>th</sup> February 2015

Councillors queried the design and materials stating that the proposed building would be higher than the adjacent property and not in keeping with the area. Councillors expressed concern with the Architectural details and asked if these could be considered when discussing the application.

11	15/00088/FUL	Entrance porch, new retaining wall to hold ground to drive and chimney	The Bungalow Lower Drayton Lane	Approve – Subject to Conditions
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Council's Comments at Planning Meeting 26<sup>th</sup> February 2015 – No Comments

2085. DECISIONS [Cont'd]

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Decision</u>
12	15/00087/COU	Change of Use of existing annex into Bed and Breakfast unit and change of use of part of existing barn to form Bed and Breakfast unit and education room	Lower Drayton Farm Lower Drayton Lane	Approve – Subject to Conditions

Council's Comments at Planning Meeting 26<sup>th</sup> February 2015 -  
Councillors objected to the application.

A business plan would not pre dispose the Council to supporting an application as it was thought not to be a planning requirement, although the Council are concerned at the disparate and frequent number of applications.

There were concerns over health and safety regarding children especially because of the applicant's breaches of planning regulations in the past and the use of retrospective applications.

**Resolved** that a letter be sent to SSC Planning and Enforcement with regard to the activities at Lower Drayton Farm.

2086. PLANNING APPLICATIONS

Consideration was given to submitted planning applications from South Staffordshire Council:

<u>Our Ref</u>	<u>SSC Ref</u>	<u>Detail</u>	<u>Address</u>	<u>Recommendation</u>
19	15/00227/LBC	Change of Use of Upper Floor to One Flat	Katherine House Hospice The Hospice Shop Market Street	No Comments

2087. THE PLANNING INSPECTORATE

A letter was received dated 16<sup>th</sup> April 2015 from the above in reply to the Council's letter of 19<sup>th</sup> January 2015 with regard to New Acre Stables, Wolverhampton Road.

2088. FOLLOW UP FROM PREVIOUS PLANNING MINUTES

A email was received dated 22<sup>nd</sup> April from SCC Highways with regard to the traffic being diverted along the A449 from the M6 due to closure for re-surfacing.

Councillors agreed that a letter be sent to the Highway Agency advising of the problems the above was causing to residents, road surface etc.

2089. DATE AND TIME OF NEXT MEETING

Thursday 14<sup>th</sup> May 2015 at 7.00 pm.

Chairman .....

Date .....