

BRERETON AND RAVENHILL PARISH COUNCIL

Minutes of a meeting of the Planning Committee held at the Parish Hall, Ravenhill Park, Brereton, on Tuesday, 3rd April 2018.

Present

Councillors TA Jones [Chairman], Mrs P Ansell and PA Fisher.

Also present: Councillor K Ansell.

Apologies for absence were received from Councillors GN Molineux, N Parton and Mrs HJ Southwell.

Mr PG Davies, the Parish Clerk, was also in attendance.

1. DECLARATIONS OF INTEREST

There were no declarations given at the commencement of the meeting.

2. MINUTES

RESOLVED

That the minutes of the meeting held on 6th March 2018, be approved and signed as a correct record.

3. PLANNING DECISIONS

The Committee noted details of the following planning decisions:-

Approvals

CH/18/050

Rear two-storey extension
49 Lodge Road.

CH/17/338

Installation of barriers, speed humps, armco, lineage and use of an existing gatehouse to provide a pre check-in facility, alterations to existing kerb to provide a wider entrance/exit Amazon, Towers Business Park.

CH/18/028

Proposed side extension to ground floor
24 Lodge Road.

CH/17/429

Residential development – erection of 3 bedroom bungalow
Land to rear of the Hope and Anchor Public House, 27 Redbrook Lane.

4. PLANNING APPLICATIONS

RESOLVED

[1] That the following comments be submitted to the District Council on the planning applications listed below:-

CH/18/077

Proposed replacement porch and single storey side extension
50 Lodge Road.

In principle, the Parish Council has no objection subject to a condition to prevent construction works, deliveries and collection of materials during night, Bank and Public holidays, Saturday afternoons and Sundays.

However, we would ask the Planning Committee and Building Control to take special care in respect of the parts of the development close to the footway in the light of some damage already present.

CH/18/117

Retrospective application – retention of orangery to rear of 2 Coalpit Mews, Coalpit Lane
No objection

CH/18/116

Change of use to Photography Studio [B1 use]
68 Main Road
The Parish Council support this planning application.

CH/18/105

Residential development – erection of detached dormer bungalow [outline application with all matters reserved except access and layout]

Unit 5 Brick Kiln Way.

The Parish Council object to this planning application as the provision of housing on this site is not acceptable – the land should be retained for employment purposes. Residential development would carry a significant risk for the current employment occupiers. There would inevitably be noise nuisance, lorry parking, etc. which would not be conducive to such residential use.

[2] That the District Council be informed that, as a matter of course, the following condition should be included in all future planning decisions where development is taking place in or near residential areas:-

“No constructive work, deliveries and collection of materials is permitted during night, Bank and Public holidays, Saturday afternoons and Sundays.”

5. NATIONAL PLANNING POLICY FRAMEWORK

The Committee considered government plans for a fundamental review of planning policy. Links to various consultation documents had been circulated.

RESOLVED

That the Chairman be authorised to prepare a response to the consultation on behalf of the Parish Council.

6. DEMOLITION OF COOLING TOWERS – LEA HALL SITE

Various views were expressed on proposals to demolish the Cooling Towers situated in the parish. Members acknowledged that it was very unlikely heritage money would be forthcoming to facilitate their retention.

The Committee was also cognisant of the housing targets which needed to be met by Cannock Chase District Council. Of the total allocation 26% had been earmarked for Brereton and Ravenhill and Rugeley. If this site was not available for development, there would be real pressure for development to take place on green fields either in the Area of Outstanding Natural Beauty or the Green Belt. This would be totally unacceptable to the Parish Council.

7. **ARMITAGE WITH HANDSACRE NEIGHBOURHOOD PLAN**

RESOLVED

That the Clerk be authorised to submit comments on this Neighbourhood Plan in line with a personal submission already made by the Chairman of the Committee.

[Chairman]