|  |
| --- |
| **Cannock Chase Council** |
| **Minutes of the Meeting of the** |
| **Planning Control Committee** |
| **Held on Wednesday 26 May 2021 at 3:00pm** |
| **in the Ballroom, Civic Centre, Cannock** |
| **Part 1** |

PRESENT:

Councillors

|  |
| --- |
| Startin, P. (Chairman)  Muckley, A. (Vice-Chairman) |

|  |  |
| --- | --- |
| Cartwright, Mrs. S.M.  Fisher, P.A.  Fitzgerald, Mrs. A.A.  Hoare, M.W.A.  Jones, Mrs. V.  Kruskonjic, P. | Layton, A.  Smith, C.D.  Sutton, Mrs. H.M.  Thompson, Mrs. S.L.  Wilson, Mrs. L.  Witton, P.T. |

|  |  |
| --- | --- |
|  |  |
| **1.** | **Apologies**  An apology for absence was received from Councillor F.W.C. Allen. |
|  |  |
| **2.** | **Declarations of Interests of Members in Contracts and Other Matters and Restriction on Voting by Members**  None declared. |
|  |  |
| **3.** | **Disclosure of Lobbying of Members**  Councillors Mrs. V. Jones and Mrs. S. Thompson declared that they had been lobbied in respect of Application CH/21/0095 – Stumble Inn, 264 Walsall Road, Cannock, WS11 0JL, change of use on ground floor to a nursery. Re-configuration and change of use of first floor from residential to 2 residential apartment and offices/historical centre |
|  |  |
| **4.** | **Minutes**  RESOLVED:  That the Minutes of the meeting held on 5 May 2021 be approved as a correct record. |
|  |  |
| **5.** | **Members requests for Site Visits**  Councillor C.D. Smith suggested that a site visit be undertaken in respect of an application on today’s agenda - Application CH/21/0095 - Stumble Inn, 264 Walsall Road, Cannock, WS11 0JL – change of use on ground floor to a nursery. Re-configuration and change of use of first floor from residential to residential apartments and offices/ historical centre in order that the Committee could access the layout of the site.  The Principal Solicitor informed Members that the Monitoring Officer had advised that site visits should only be held where reasonably necessary if additional information and photographs of the site would not suffice. Any plans to bring several members and officers together for work purposes would need to be supported by a risk assessment.  She therefore suggested that the Committee should view the Development Control Manager’s presentation and then determine whether there was a need to undertake a site visit. |
|  |  |
| **6.** | **Application CH/21/0083 - Land off Colliery Road, Rugeley** **– Change of use to mixed use for stabling of horses and as a residential caravan site for 1 gypsy family with 2 caravans including no more than 1 static/mobile home**  Consideration was given to the report of the Development Control Manager (Item 6.1 – 6.41 of the Official Minutes of the Council).  The Principal Solicitor advised that this application had been considered by the Planning Control Committee on 14 April, 2021 when it had been deferred. Therefore, only those Members that had been present at that meeting could take part in the debate and vote. She confirmed the Members who were eligible to vote were Councillors Mrs. S. Cartwright, P. Startin, F.W.C. Allen (not present at today’s meeting), P. Fisher, Mrs. A. Fitzgerald, Mrs. V. Jones, A. Layton, C.D. Smith, Mrs. S. Thompson and P. Witton.  The Senior Planner and the Development Control Manager provided a presentation to the Committee outlining the application showing photographs and plans of the proposals. Photographs of the site taken from Colliery Road were showed to the Committee along with a plan indicating where they had been taken from.  Prior to consideration of the application representations were made by Philip Brown, the applicant’s agent, speaking in favour of the application.  Councillor M.W.A. Hoare was not present whilst these representations were made.  **Resolved:**  That the application be refused for the reasons outlined in the report. |
|  |  |
|  | (Councillors M.W.A. Hoare, P. Kruskonjic, Mrs. H. Sutton and Mrs. L.J. Wilson did not take part or vote on this application). |
|  |  |
| **7.** | **Application CH/21/0161 - 246 Cannock Road, Heath Hayes, Cannock, WS12 3HA – Relocation of garage**  Consideration was given to the report of the Development Control Manager (Item 6.42 – 6.54 of the Official Minutes of the Council).  The Senior Planner and the Development Control Manager provided a presentation to the Committee outlining the application showing photographs and plans of the proposals.  Prior to consideration of the application representations were made by John Reynolds, the applicant’s agent, speaking in favour of the application.  **Resolved:**  That the application be deferred to enable the applicant and Officers to discuss amending the application so that the materials of the garage were more in keeping with the area. |
|  |  |
| **8.** | **Application CH/21/0095 - Stumble Inn, 264 Walsall Road, Cannock, WS11 0JL – change of use on ground floor to a nursery. Re-configuration and change of use of first floor from residential to 2 residential apartments and offices/ historical centre**  Consideration was given to the report of the Development Control Manager (Item 6.55 – 6.77 of the Official Minutes of the Council).  The Development Control Manager provided a presentation to the Committee outlining the application showing photographs and plans of the proposals.  Prior to consideration of the application representations were made by Sarah Pritchard, the applicant’s agent, speaking in favour of the application.  **Resolved:**   1. That the application be deferred to enable a site visit to be undertaken to assess the layout of the site and address concerns regarding parking provision. 2. That the applicant be asked to submit a definitive parking plan for the Committee to consider.   (The Principal Solicitor confirmed that a risk assessment would need to be undertaken prior to the site visit). |
|  |  |
| **9.** | **Application CH/21/0197 – Unit FB03, McArthur Glen Designer Outlet, Mill Green, Eastern Way, Cannock, WS11 7JZ – application under Section 73 of the 1990 Town and Country Planning Act for a Minor Material Amendment to Planning Permission CH/20/435 (Conditions 33 & 41) in relation to Unit FB03 (Slim Chickens). Enabling works to increase Unit FB03 by 83.14sq m, reducing the amount of retail floorspace by 83.14 sq m**  Consideration was given to the report of the Development Control Manager (Item 6.78 – 6.117 of the Official Minutes of the Council).  The Development Control Manager provided the following update to the Committee that had been circulated in advance of the meeting:  “Point of clarification:  In the relevant planning history on page 6.104 of the report the paragraph beginning “was subsequently approved...” is amended to read:  “ was subsequently approved by Planning Control Committee and issued on 11 October 2017 following completion of a Supplemental Agreement under Section 111 of the Local Government Act 1972 which required the completion of an Agreement under Section 106 of the Town and County Planning Act 1990 ( as amended) when the applicant acquired the freehold in the application site from the Council. That Section 106 Agreement was completed on 29 June 2018.”  Paragraph 4.11 on item 6.111 of the report should be amended so that the final word in the paragraph  “permissions” is amended to “this subsequent permission”.  He then provided a presentation to the Committee outlining the application showing photographs and plans of the proposals.  **Resolved:**  That delegated authority be given to the Development Control Manager to approve the application following the expiration of the consultation period subject to no objections being received and subject to the conditions contained in the report for the reasons therein. |
|  |  |
|  |  |
|  | The meeting finished at 4.30pm |
|  |  |
|  |  |
|  |  |
|  | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_  CHAIRMAN |