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PLANNING COMMITTEE

25 October 2011

Present:- Councillor A Fear – in the Chair

Councillors Boden, Mrs Burke, Cairns, Clarke D, Cooper, Howells, Lawton, Miss Reddish, Studd, Mrs Williams and Williams

415. * **APOLOGIES FOR ABSENCE**

Apologies for absence for received from Councillors Clarke M R, Matthews and Sweeney

416. * **COUNCILLOR BILL SINNOTT**

The Chair referred to the recent death of Councillor Sinnott and paid tribute to the contribution by him to the Planning Committee and Conservation Area Working Party.

417. * **DECLARATIONS OF INTEREST**

Declarations of interest were made by Councillors Howells, Miss Reddish and Studd in respect of application 11/00486/DEEM3 (members of Jubilee 2 Board) who left the meeting during its consideration.

418. * **MINUTES OF PREVIOUS MEETINGS**

Resolved:- That the minutes of the meetings of this Committee held on 23 August and 13 September 2011 be approved as correct records.

419. * **RETENTION OF ALTERATIONS. SOUTHERN ENTRANCE OF CHURCH FARM, MUCKLESTONE ROAD. MR FRIEND - FRIENDS GROWERS. 11/00427/FUL**

Resolved:- That permission be granted subject to the undermentioned conditions:-

- (i) The use of the access being limited to those using the two dwellings at Church Farm and not the holiday let.
- (ii) Retention of current measure to prevent any other use of the access, or its replacement which has the prior approval of the Local Planning Authority.

420. * **THE BUNGALOW, MILL HEATH, MERELAKE ROAD, TALKE. MR C HALL. 11/00493/FUL**

Resolved:- That permission be granted subject to the undermentioned conditions:-

- (i) Time limit.
- (ii) Approved drawings.
- (iii) Removal of permitted development rights for extensions and outbuildings.

Planning Committee- 25/10/11

- (iv) Completion of access.
- (v) Provision of parking and turning areas in accordance with approved plans.
- (vi) Provision of visibility splays.
- (vii) Details of materials.
- (viii) Contaminated land conditions.
- (ix) Submission and approval of the details for recyclable materials and refuse storage/disposal arrangements.

421. * ADVERTISEMENT SIGN. 14 LANCASTER BUILDINGS, HIGH STREET, NEWCASTLE. MR K PADANIA. 11/00461/LBC

Resolved:- That listed building consent be granted.

The reason for granting consent was as follows:-

"It is considered that the advertisement sign by reason of its muted colour, limited size and appropriate location above the entrance door to the premises does not have any detrimental impact on the character or appearance of this Grade II Listed Building. The Local Planning Authority has therefore exercised its duty of having special regard to the desirability of preserving the building and any features of special architectural or historic interest which it possesses, as detailed in section 16 of the Planning (Listed Buildings and Conservation Areas) Act 1990. Furthermore the development complies with policies in the development plan indicated in the decision notice and national guidance on works to Listed Buildings".

422. * INTERNALLY ILLUMINATED ADVERTISEMENT SIGN. JUBILEE 2, BRUNSWICK STREET, NEWCASTLE. NEWCASTLE BOROUGH COUNCIL. 11/00486/DEEM3

Resolved:- That advertisement consent be granted subject to the undermentioned conditions:-

- (i) The surface brightness of the sign shall not exceed 300 candelas/square metres.
- (ii) The precise detail of the manner in which the sign is to be fixed to the building to be agreed with the Local Planning Authority.
- (iii) Standard conditions.

423. * QUARTERLY REPORT ON SECTION 106 AGREEMENTS/OBLIGATIONS

Consideration was given to a report advising Members of the progress made on the work on planning obligations contained within agreements and unilateral undertakings made under Section 106 of the Town and Country Planning Act.

The report also described the planned work to monitor progress on planning obligations and related issues identified in previous reports to the Committee.

The Committee also received advice with regard to the current position on the agreements relating to Maries Way, Silverdale (11/00405/FUL), Day Nursery at Keele University (11/00276/FUL) and former Oxford Arms Public House, May Bank (10/00777/OUT) that were nearing completion.

Resolved:- (a) That the improvements made to date be noted and the proposed revised timetable for the resolution of the outstanding issues indicated

in the report be agreed with a further progress report being submitted to the Committee in January 2012.

(b) That the Head of Planning and Development continue to report on a quarterly basis on the exercise of his authority, where given by the Committee, to extend the period of time for an applicant to enter into Section 106 Obligations, and of any similar decisions made by the Chair and Vice Chair.

424. * **APPEAL DECISION - ENHANCEMENT OF THE SETTING OF A LISTED BUILDING; REMOVAL OF KENNEL BUILDINGS AND STRUCTURES AND ERECTION OF A DWELLINGHOUSE, GARAGE AND STABLE BLOCK WITH LANDSCAPED GARDEN. CLOD HALL, ALMINGTON. MR M MAYALL. 10/00233/FUL**

It was reported that an appeal lodged against the Council's decision not to grant planning permission for the above development had resulted in the following split decision by the Planning Inspectorate:-

Replacement garage - appeal allowed
New dwellinghouse - appeal dismissed

Resolved:- That the information be received.

**A FEAR
Chair**