

**FIRST SUPPLEMENTARY REPORT**  
**TO THE PLANNING COMMITTEE**  
**5<sup>th</sup> January 2021**

**Agenda Item 4**

**Application Ref. 20/00501/FUL**

**Land North of West Avenue, Kidsgrove**

Since the publication of the main agenda report the further comments of the **Highways Authority (HA)**, **Lead Local Flood Authority (LLFA)** and the **Waste Management Section (WMS)** have been received.

The **HA** have confirmed that they raise no objections to the scheme subject to conditions which secure the proposed access, internal roads, private drives and the parking courts; provision of appropriate visibility splays; appropriate surfacing, drainage and delineation of parking bays; garages retained for parking vehicles; cycle parking provision for plots 27 to 44; Residential Travel Plan; and the provision of a Construction Environmental Management Plan (CEMP).

A S106 Obligation to secure a Residential Travel Plan monitoring fee of £7,000 is also requested.

The **WMS** raises no objections to the revised layout and bin storage and collection arrangements.

The **LLFA** indicates that they maintain their objections because they require further reassurance that the flood risk associated with the existing surface water sewer is sufficiently low and that further mitigation can be provided for all sources of runoff.

In response to the LLFA the applicant has advised that they wish to address the concerns but due to the time constraints of the Christmas period the matters cannot be progressed before the planning committee meeting. They have therefore requested that members defer a decision on the application until the 2<sup>nd</sup> February so that additional information can be submitted and the further comments of the LLFA sought.

Officers Comments

In the circumstances, it is considered reasonable to allow the applicant a further opportunity to address all of the concerns of the LLFA and seek their views on any additional information received.

**Amended Recommendation**

**That a decision on the application be deferred until the 2<sup>nd</sup> February meeting, to allow additional information to be submitted and the views of the LLFA to be obtained and for such views to be taken into consideration by the Planning Committee in its decision.**