

PLANNING COMMITTEE

Tuesday 19 June 2012

Present:- Councillor A Fear – in the Chair

Councillors Cairns, Clarke, Mrs Hambleton, Hambleton, Jones, Matthews, Stringer, Studd, Sweeney, Mrs Williams and Williams

1. DECLARATIONS OF INTEREST

Councillor Stringer declared an interest in Planning Application reference 12/00132/FUL.

2. APOLOGIES

Apologies were received from Councillors Boden, Howells and Miss Reddish.

3. EXTENSION OF ACADEMY BUILDING, ERECTION OF A BUILDING ENCLOSING AN INDOOR FOOTBALL PITCH, FORMATION OF FOUR FLOODLIT SYNTHETIC PITCHES, DEMOUNTABLE SPECTATOR STANDS, RUNNING TRACK, SALT SATURATOR TANK, FLOODLIGHTING, LANDSCAPING AND EXTERNAL WORKS. CLAYTON WOOD TRAINING GROUND, ROSE TREE AVENUE, TRENT VALE. STOKE CITY (PROPERTY) LTD. 12/00132/FUL

Resolved:- (a) That the application before the Borough Council be deferred for a site visit to enable Members to see for themselves how the proposed developments would relate to the surroundings.

(b) That the City Council be advised that the Borough Council considers that should the City Council conclude that very special circumstances exist to justify this inappropriate development in the Green Belt that it does so attaching the following conditions:-

- (i) Use of a dark recessive material for the roof (green).
- (ii) Prior approval of other materials.
- (iii) Holistic landscaping scheme and tree protection measures to protect trees within the Borough.
- (iv) Inclusion of a Travel Plan (could be linked to ongoing one).
- (v) Community use of Britannia and indoor pitch facilities condition.
- (vi) Grampian (negative) condition relating to lighting improvements of access from Rose Tree Avenue.

and that it provides the Borough Council with an opportunity to comment upon any opportunity to comment upon any details submitted for approval pursuant to such conditions.

4. **DEMOLITION OF BUILDING (12/00040/CON) AND ERECTION OF REPLACEMENT BUILDING (12/00218/FUL). 8-10 HIGH STREET, NEWCASTLE. MR D SOOCH, SUPER FOODMARKET LTD.**

Resolved:- (a) That with respect to the application for planning permission (application 12/00218/FUL) permit, subject to conditions relating to the following matters:-

- (i) Commencement of development within 6 months.
- (ii) Approved plans.
- (iii) Shop frontage materials as per approved plans.
- (iv) Submission and approval of all facing materials
- (v) Details and sections of windows, roof lights and doors.
- (vi) Submission and approval of a scheme of investigation and implementation of archaeological works.
- (vii) Contaminated land.
- (viii) Construction Method Statement.
- (ix) Delivery hours.
- (x) Waste collection arrangements and hours.
- (xi) Ventilation and air conditioning systems.
- (xii) External lighting.

(b) That with respect to the application for conservation area consent (application 12/00040/CON) permit, subject to the following condition:-

- (i) Within three months of the date of this decision, a contract shall have been made for the carrying out of the development referred to in the above planning permission by that date.

5. **APPLICATION TO EXTEND OPENING HOURS PREVIOUSLY GRANTED UNDER 05/00127/FUL. ALDI, LIVERPOOL ROAD, KIDSGROVE. ALDI STORES LTD. 12/00245/FUL**

Resolved:- That the application be permitted subject to the undermentioned conditions:-

- (i) No opening of the store to the public other than between the hours of 8.00am to 10.00pm Monday to Saturday and 10.00am to 4.00pm on Sundays.
- (ii) All other conditions of planning permission 05/00127/FUL to remain.

6. **CHANGE OF USE FROM SHOP (USE CLASS A1) TO INDOOR PLAY AREA (USE CLASS D2) AND SEATING AREA ASSOCIATION WITH REFRESHMENT/SNACK BAR. 9 LIVERPOOL ROAD, NEWCASTLE. JUMBO FUN & PLAY LTD. 12/00194/COU**

Resolved:- That the application be permitted subject to the undermentioned conditions:-

- (i) Standard time limit.
- (ii) Approved plans.
- (iii) Sound insulation to protect the occupiers of the flat above the premises.
- (iv) Fume extraction system.
- (v) Prevention of food and grease debris from entering the drainage system.
- (vi) Refuse storage and collection, including provision for the recycling of waste.

7. **HISTORIC BUILDING GRANT FUND - CHANGES TO TERMS AND CONDITIONS**

Consideration was given to a report outlining the existing scheme for Historic Building Grants and recommending that the following amendments be made:-

- Inclusion of buildings on the Council's Register of Locally Important Buildings as eligible at a rate of 10% towards costs.
- Grants to be used to support the serving of an urgent works or Repairs Notice on Listed Buildings in Conservation Areas.
- Promote Grant Fund to encourage the reinstatement of architectural features and details where these have been lost and this can be evidenced.

Resolved:- That the revisions to the Historic Buildings Grant Scheme as detailed above be approved.

A FEAR
Chair