



# Rugeley Town Council

Minutes of the Planning Committee of Rugeley Town Council held at the Rugeley Town Council Offices, Taylor's Lane, Rugeley, at 7.00pm Wednesday 19 June 2019.

**PRESENT:**

Councillors: R. Dipple D. Gaye (Chair)  
 C Green M Grocott  
 O. Lyons N. Mahon (vice Chair)  
 K Tait-Green

**ALSO PRESENT:** H. Goodreid – Town Clerk  
 Cllr D Lucas  
 Cllr A Szklarczyk  
 Cllr N Stanley

Min No	Item	Action
<b>16</b> 16.1	<b>Apologies</b> Apologies were received from Cllr R Elkin.	
<b>17.</b> 17.1	<b>Declaration of Interest</b> Cllrs Green and Dipple declared a personal interest in application CH/19/188.	
<b>18</b> 18.1	<b>Minutes</b> The Minutes of the meeting held on 22 May 2019 were read and agreed. <i>Proposed: Cllr R Dipple; Seconded: Cllr Mahon</i> <b>It was resolved to approve and accept the Minutes as an accurate record.</b>	
<b>19.</b> 19.1	<b>Actions Arising</b> All matters had been dealt with.	
<b>20.</b> 20.1	<b>Chairmans Announcement</b> <u>Planning Decisions – Cannock Chase District Council</u> Any decisions had been emailed through to Councillors and were posted on the Town Council website.	
20.2	<u>Planning Decisions – Staffordshire County Council</u> Any decisions had been emailed through to Councillors and were posted on the Town Council website.	

<p><b>21.</b></p> <p>a)</p> <p>b)</p> <p>c)</p> <p>d)</p>	<p><b>Planning Applications</b></p> <p><u>CH/19/188 – 2 – 4 Anson Street, Rugeley WS15 2BB</u> Proposed change of use from retail (A1) to drinking establishment (A4). <b>There was concern that the hand drawn plans were not accurate and lack of clarity over internal layout. There was additional concern that yet another drinking establishment was being proposed for the town centre.</b></p> <p><u>CH/19/190 – 9 Grindcobbe Grove, Rugeley WS15 2NJ</u> Retention of single story wooden frame structure at rear of property. <b>No Comments as there was no information on the website. Clerk to write to CCDC with concerns about lack of information being uploaded for planning application and need for paper copies of applications.</b></p> <p><u>CH/19/200 – 9 St Johns Close, Slitting Mill, Rugeley, WS15 2TG</u> Re submission of CH/18/226 – proposed refurbishment / demolition and extensions to existing dwelling. <b>No Comments</b></p> <p><u>CH/19/201 – Rugeley B power Station, Power Station Road, Rugeley, WS15 2HS</u> Outline planning application for the creation of development platform and the demolition of existing office building and environmental centre, site clearance, remediation and mixed use development of land formerly Rugeley Power Station etc. <b>It was noted that when Power For All community group had spoken with CCDC, they advised that the application was not a done deal and community would still have their say. However, within the application it was written that community consultation had already taken place. Three key points came from the discussion:</b></p> <ol style="list-style-type: none"> <li><b>1. The demolition of the buildings and remediation of the land was not seen as an issue</b></li> <li><b>2. Of the 137 hectare site, only 5 hectares were for commercial use – this seemed quite low given the size of the site</b></li> <li><b>3. There was concern that the lower cost high density housing was all focussed on one corner of the site. Would prefer to see this spread throughout the whole site so a mix of tenure was available across the whole development site rather than ghettoization of housing tenures. Without a mix across the site, community inclusivity may become an issue.</b></li> <li><b>4. The lack of mix of housing tenures means that the council tax banding will be unfairly proportioned across the development site favouring Lichfield DC rather than split evenly between Lichfield and Cannock Chase councils. This would have an impact on the CIL allocated to the district councils to the detriment of the community most impacted by the development ie Rugeley and Brereton &amp; Ravenhill.</b></li> </ol>	<p>Town Clerk to write to CCDC with comments and observations</p> <p>Town Clerk to make comments back to CCDC.</p>
---	---	--

e)	<u>CH/19/208 – 64 Etchinghill Road, Rugeley, WS15 2LW</u> Single storey rear extension. <b>No Comments.</b>	
<b>22.</b> 22.1	<b>Date of Next Meeting</b> The date of the next meeting is 17 July 2019	

There being no further matters the meeting concluded at 7.25pm

DRAFT