



Rugeley Town Council

Minutes of the Planning Committee of Rugeley Town Council held in the Council Chamber at 7.00pm Wednesday 26th October 2022.

PRESENT:

Councillors: M. Davey D. Gaye (Chair)
 G. Grant C. Green
 I. Hodgson C. Martin
 K. Tait-Green

ALSO PRESENT: H Goodreid – Town Clerk

Min No	Item	Action
53 53.1	Apologies Apologies were received for Cllr Grant who would be late to the meeting.	
54. 54.1	Declaration of Personal & Prejudicial interest in any item on the agenda None	
55 55.1	To receive any requests for dispensation None	
56. 56.1	Chair to close the meeting for public session. No members of public had submitted questions.	
57	Chair to reopen meeting.	
58 58.1	Minutes The Minutes of the Planning Committee held on 20 th July 2022 were read and agreed. <i>Proposed: Cllr Gaye; Seconded: Cllr Tait-Green.</i> It was agreed to approve the minutes of the Planning Committee held on 20th July 2022. NB the September meeting had not been quorate.	

<p>59. 59.1</p>	<p>Actions Arising All actions had been placed on the planning portal.</p>	
<p>60. 60.1 60.2</p>	<p>Chairman's Announcement <u>Planning Decisions – Cannock Chase District Council</u> Applications and decision notices had been forwarded to Cllrs. <u>Planning Decisions – Staffordshire County Council</u> No applications or decision notices had been received.</p>	
<p>61 A B C D E F G H</p>	<p>Planning Applications <u>CH/22/0270 Queensway, Rugeley, WS15 1NN</u> Prior Approval - proposed 5G Telecoms installation H3G (18m) high street pole and additional equipment cabinets. Already approved.</p> <p><u>CH/22/0275 Rugeley Cricket Ground, Chaseley Road, Rugeley, WS15 2LQ</u> Extension to pavilion to create changing facilities. Already approved.</p> <p><u>CH/22/0280 26 East Butts Road, Etchinghill, Rugeley, Staffordshire WS15 2LU</u> Proposed front and rear dormers. Already approved.</p> <p><u>CH/22/0281 Street Works at Fernwood Drive, Rugeley, WS15</u> Proposed Development: Prior Notification for a proposed 5G telecoms installation: H3G 20m street pole and additional equipment cabinets. Already approved.</p> <p><u>CH/22/0282 21 Beechmere Rise, Etchinghill, Rugeley, Staffordshire, WS15 2XR</u> Proposed Development: Re-submission of CH/21/0341 - walk on balcony on existing flat roof. Stainless steel balustrade with toughened glass panels. 1.8m heavy duty trellis. Refusal.</p> <p><u>CH/22/0284 35 Slitting Mill Road, Slitting Mill, Rugeley, WS15</u> Non Material Amendment to Planning Permission CH/22/0003. Remove balcony and extend bedroom in line with rear ground floor wall and addition of a juliet balcony. Refusal.</p> <p><u>CH/22/0289 29 West Butts Road, Etchinghill, Rugeley,</u> Lawful Development Certificate - proposed use - rear ground floor extension and conservatory conversion. Already approved.</p> <p><u>CH/22/0290 150 Hednesford Road, Rugeley, WS15 1JT</u> Two storey side extension and single storey rear extension to replace existing structures. Already approved.</p>	

I	<p><u>CH/22/0295</u> 7 Brindley Bank Road, Rugeley, WS15 2EY Rear single storey extension. Already approved.</p>	
J	<p><u>CH/22/0300</u> 60 Sheep Fair, Rugeley, Staffordshire WS15 2AT Replacement single storey rear extension. Already approved.</p>	
K	<p><u>CH/22/0309</u> 5 Somerville Terrace, Burnthill Lane, Rugeley Lawful Development Certificate - proposed use - loft conversion incorporating flat roof dormer to rear. Already approved.</p>	
L	<p><u>CH/22/0310</u> 124 Burnthill Lane, Rugeley, WS15 2HZ Two storey extension to side and single storey rear extension - Resubmission of CH/22/0116. No Objection but Cllrs noted the parking congestion along the road</p>	
M	<p><u>CH/22/0315</u> Stonehouse Barn, Penkridge Bank Road, Rugeley Detached 6-bay garage incorporating a first floor with dormers. Refusal</p>	
N	<p><u>CH/22/0323</u> land next to 54 Durham Drive, Rugeley, WS15 1LD Change of use to private garden. Already Approved.</p>	
O	<p><u>CH/22/0329</u> 31a Fortescue Lane, Rugeley, WS15 2AE Lawful Development Certificate - proposed use - conversion of existing garage, proposed lean to roof to replace existing flat roof to ground floor. Withdrawn.</p>	
P	<p><u>CH/22/0338</u> Youth And Community Centre, Burnthill Lane, Proposed Extension and Layout Improvements to Existing Car Park No Objections</p>	
Q	<p><u>CH/22/0349</u> 36A Market Street, Rugeley, Staffordshire WS15 Outbuildings in grounds of dwelling house garage & shed. No Objections</p>	
R	<p><u>CH/22/0351</u> Woodford House, Slitting Mill Road, Rugeley WS15 Single storey extension to existing detached dwelling. No Objections Cllr Grant joined the meeting</p>	
62 62.1	<p>Stafford Borough Council Local Plan 2020/2040 Cllr Davey queried if the figures for housing etc fed in to the 'County Plan'. Cllrs were informed that the County Council deals with planning matters for Waste and Minerals only. Directions for Housing came from National Planning Policy Framework.</p>	

62.2	<p>CLLrs to note that the opportunity to make comments will be available online to 12th December 2022.</p>	
62.3	<p>CLLrs noted the strength of the Neighbourhood Plan for Colwich Parish Council in resisting housing development along Bower Lane.</p> <p>CLLr Gaye agreed to look at County Council programme for development of housing.</p>	
63	CCDC Local Validation	
63.1	<p>There was some confusion about the Local Validation as instructions on the CCDC were unclear.</p>	
63.2	<p>CLLrs were informed that CCDC are examining the planning application forms. Certain national requirements are mandatory, but local authorities have the discretion to include a local list of validation criteria. The list is not intended to add any additional burden to development but make it easier to assess proposals.</p>	
63.3	<p>CLLrs were asked to contact CCDC to clarify what they may want to place on the validation list.</p>	
64	Date of Next Meeting	
64.1	<p>The date of the next meeting would be held on 9th November 2022</p>	

There being no further matters the meeting concluded at 7.34pm