



Town Clerk

Les Trigg

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15 Station Road
STONE
ST15 8JP

9 May 2022

Dear Councillor,

A meeting of the **PLANNING CONSULTATIVE COMMITTEE** will be held in the **Frank Jordan Centre, Lichfield Street, Stone**, on **TUESDAY 17 MAY 2022 at 7:05pm**, or on the rising of the General Purposes Committee meeting, if later.

The agenda is set out below, and I trust you will be able to attend.

Access to planning documentation is available at:

<https://www12.staffordbc.gov.uk/online-applications/>

Les Trigg
Town Clerk

AGENDA

1. **To receive apologies for absence**
2. **Declarations of Interest and Requests for Dispensations Received**
3. **Representations from Members of the Public**

To consider representations from members of the public on items to be considered at this meeting, in accordance with the Council's scheme of public participation.

4. **Minutes of Previous Meeting**

- a) To confirm as a correct record the minutes of the meeting of the Planning Consultative Committee, held on 5 April 2022, Minute Numbers PC22/061 – PC22/066 (copy attached).

5. **To consider the following applications for planning approval and to agree observations thereon for submission to Stafford Borough Council and Staffordshire County Council:**

Application Number – 21/35412/HOU

Applicant – Mrs P. Sutherland

Location – 4 River Way, Stone

Development – Conversion of existing loft to habitable space, alterations to roof and landscaping works

Application Number – 22/35558/HOU

Applicant – Mr R. Sims

Location – 19 Beechwood Drive, Stone

Development – Single storey rear extension with alterations to existing garage

Application Number – 22/35589/HOU

Applicant – Mr & Mrs A. Clay

Location – 138 Newcastle Road, Stone

Development – Side and rear two and single storey extensions and alterations to a two storey dwelling

6. **Applications included within the Borough Council's weekly list that have not yet been received by the Town Council (NOTE: these items will be withdrawn if the application has not been received by the day of the meeting)**

None

7. **To note the following items considered under delegated powers:**

Application Number – 21/35131/HOU

Applicant – Mr & Mrs D. Bell

Location – 38 St Chads Close, Stone

Development – alterations and extension

Observations: Due to the objections raised by the Highways Department and the Borough Planning Department, the Town Council also objects to this planning application.

Application Number – 21/35472/HOU

Applicant – Mr Lewis

Location – 7 Rowan Close, Stone

Development – Single storey front porch

Observations: No objections

Application Number – 22/35440/HOU

Applicant – Miss V. Lloyd

Location – 61 Mount Avenue, Stone

Development – Single storey rear and side extension, new porch to front elevation

Observations: No objections

Application Number – 21/35335/COU

Applicant – Mr D. Bott (Titanic Brewery Ltd)

Location – 40 High Street, Stone

Development – Change of Use of existing vacant bar & café (A3/Class E) to new Titanic Brewery B.O.D. Community Café Bar (A4-A3/Sui Generis)

Observations: No objections

Application Number – 22/35606/FUL (further amended plans)

Applicant – Dr G. Rhys

Location – 6 Mill Farm Barns, Mill Street, Stone

Development – Erection of 1.8m high black powder coated steel railings (part replacement of existing fence) and replacement of existing galvanised steel gates with timber gates and extended dropped kerb (to the 3m wide access gate)

Amendments – Erection of 1.6m high black powder coated steel railings (part replacement of existing fence) and new 1.6m high black powder coated steel gates with creation of access crossing

Further Amendments – Removal of proposed access crossing and gates

Observations: No objections

The Town Council asks that the applicant exercises expedience in completing the work as the fencing that remains in place is causing some issues.

Members of the public are welcome to attend the Planning Consultative Committee meeting as observers and/or to make representations to the committee in accordance with the Council's scheme of public participation. Details of this scheme are displayed in the Council's notice boards and website.

Stone Town Council – Planning Consultative Committee

Minutes of the meeting held in the Council Chamber at 15 Station Road, Stone, on Tuesday 5 April 2022

PRESENT: Councillor T. Kelt in the Chair, and
Councillors: K. Argyle, A. Best, J. Davies, Mrs L. Davies, Mrs K. Dawson,
I. Fordham, Mrs J. Hood, R. Kenney, P. Leason, J. Powell, C. Thornicroft, and
S. Walley

Officers: L. Trigg & Mrs T. Williams

ABSENT: Councillors: Mrs A. Burgess, M. Green, M. Hatton, J. Hickling and R. Townsend

PC22/061 Apologies

Apologies were received from Councillors: Mrs A. Burgess, M. Green and
J. Hickling

PC22/062 Declarations of Interest and Requests for Dispensations

Councillor Mrs Hood confirmed that, as a member of Stafford Borough Council's
Planning Committee, she would not be commenting or voting on the planning
applications listed on the agenda.

Councillor P. Leason declared an interest in planning application 21/35243/HOU.

Councillor I. Fordham declared an interest in planning application 22/35606/FUL.

PC22/063 Representations from Members of the Public

None received

PC22/064 Minutes

RESOLVED:

That the minutes of the Planning Consultative Committee meeting held on 15
March 2022 (Minute Numbers PC22/055 – PC22/060), be approved as a correct
record.

PC22/065 Planning Applications

Application Number – 22/35631/FUL

Applicant – PLP c/o WSP

Location – Data Centre, Stone Business Park, Brooms Road, Stone

Development – Full planning permission for the erection of a building for B2/B8
use with ancillary offices, hub office, gatehouse, service yards, parking and

circulation routes, together with new access off Brooms Road, associated hardstanding, landscaping, substation, gas housing, ring main unit, smoking and cycle shelters, transformers and ancillary works.

Observations: The Town Council has no objections providing the suggestions made by Staffordshire Police, Staffordshire Fire & Rescue Service, Severn Trent Water and Cadent Gas are recognised by the Borough Council when determining the planning application.

The Town Council asks that the Borough Council imposes a condition requesting the applicant undertakes a tree replanting exercise to mitigate against the loss of trees during the development.

Application Number – 21/35243/HOU (amended plans)

Applicant – Mrs G. Banks

Location – 30 St Michaels Mount, Stone

Development – Demolition of existing garage. New single and two storey side and rear extension with internal alterations

Amendments – The proposal remains the same, however the plans now include the neighbouring property's two storey extension to show a more accurate picture of the proposal in regard to its surroundings.

Observations: The Town Council has no objections to the development proposal providing the comments made by neighbouring residents and the County Highways Department are addressed.

Application Number – 21/35277/FUL

Applicant – Karen Hand

Location – 6 Radford Street, Stone

Development – Front elevation alterations to include new storefront at ground floor and dormers at first floor

Observations: No comments were made on this planning application.

Application Number – 21/35353/HOU

Applicant – Mr & Mrs N Hunter

Location – 14 Kings Avenue, Stone

Development – Extension to widen existing garage

Observations: No objections

Application Number – 22/35606/FUL (amended plans)

Applicant – Dr G. Rhys

Location – 6 Mill Farm Barns, Mill Street, Stone

Development – Erection of 1.8m high black powder coated steel railings (part replacement of existing fence) and replacement of existing galvanised steel gates with timber gates and extended dropped kerb (to the 3m wide access gate)

Amendments – Erection of 1.6m high black powder coated steel railings (part replacement of existing fence) and new 1.6m high black powder coated steel gates with creation of access crossing

Observations: No objections.

The Town Council asks that the applicant exercises expedience in completing the work as the fencing that remains in place is causing some issues.

Application Number – 22/35440/HOU

Applicant – Miss V. Lloyd

Location – 61 Mount Avenue, Stone

Development – Single storey rear and side extension, new porch to front elevation

Observations: That the Town Clerk is authorised to submit the Town Council's comments to the Borough Council in consultation with the Chairman.

The Town Council noted that the extension is positioned right up to the boundary and wish to be able to take into account any concerns raised (later in the consultation time period) by neighbouring residents.

PC22/066

To note the following items considered under delegated powers where no objections were forwarded to Stafford Borough Council due to no Member asking for the item to be considered by a special meeting of the Committee.

None

CHAIRMAN