

Frodsham Town Council
 Minutes of the meeting of the
Planning Committee
 held in the Town Council Office, Castle Park On
Wednesday 11 March 2015, at 12pm



Present: Cllr C Ashton (Acting Chair) Cllr R Redhead Cllr F Sutton (until 1.15pm) Cllr P Taylor
 Cllr S Wakefield (from 1.15pm) Mrs A Scriven (Office Manager)

Meeting 11

In the absence of the Chair and Vice Chair, the Office Manager invited nominations and Cllr Ashton was voted in as Acting Chair for this meeting.

- 99 Apologies** were received and accepted from Cllr Bondi, Cllr Pusey & Cllr Wales.
- 100 Declarations of Interest:** Cllr Sutton expressed a Personal Interest in matters relating to 15/00030/FUL – 48A High Street.
- 101 Minutes of the Meeting Held on 16 February 2015** were approved by the Committee and signed by the Acting Chair as a true and correct record.
- 102 Matters Arising:** none
- 103 Opportunity for Public to Speak:** no requests received.
- 104 Delegated powers during the period from 21 March to 18 May 2015 due to the General and Local Elections:** it was agreed to delegate powers to the Office Manager to notify members when planning applications need comments and to submit comments to CWaC on behalf of the Committee during the above period. It was noted that at least 2 members must be consulted on each application.
- 105 Planning Applications**
 105.1 Consideration of Applications as per the list below

| Planning Applications | | | |
|------------------------------|-------------------------------|--|--|
| Reference | Address | Description | Comments |
| 15/00030/FUL | 48A High Street | Conversion of vacant pharmacy to form a new residential unit and office space. | No Objections |
| 15/00498/FUL | Post Office, St Hilda's Drive | Re-siting of air conditioning extraction units to rear of premises. | No Objections but the application is not clear that this is a retrospective application. |
| 15/00585/FUL | 7 Warren Court | Two-storey rear extension | Objections 1. Over development of site 2. Loss of privacy to neighbours |
| 15/00629/FUL | Dobers Farm, Dobers Lane | New agricultural building | No Objections |
| 15/00762/FUL | 3 Marling Close | Two-storey side extension | No Objections |
| 15/00619/FUL | 10 Arran Drive | First floor extension to bungalow | Objection 1. Wish to retain single storey properties in the area. |
| 15/00767/FUL | 13 St Lawrence Road | Two-storey rear extension | No Objections |
| 15/00892/FUL | Holmwood, Kingsley Rd | Single storey front, side and rear extensions | No Objections |

- 106 14/03835/OUT – Mersey View Club:** there was no update re land ownership and CWaC's classification of the land but following further discussion the following recommendations were made:
- R1:** In light of the proposed development, FTC's Community Committee consider fencing the boundary around the Memorial Field, to protect it from future encroachment.
- R2:** As land has been lost over the years, FTC's Community Committee carry out a review of ownership of all land assets of FTC.

107 Review of Documents: review of the Site Visits Protocol, Material Planning Considerations & Planning Application Checklist were considered and Cllr Taylor agreed to make the amendments approved by the Committee. When the amendments have been made, the documents are to be circulated and a recommendation (**R3**) was made that FTC approve the updated Site Visits Protocol, Material Planning Considerations & Planning Application Checklist.

108 Decisions taken by Borough Council: to note table below:

| Planning Decisions Taken by the Unitary Council | | | |
|---|-----------------------------------|--|----------------------|
| Reference | Address | Description | Decision |
| 14/04634/ADV | 88A Main Street | Illuminated barbers pole & illuminated open sign for front window | <i>PERMIT</i> |
| 15/00250/FUL | 17 Thirlmere Cl | Single storey rear extension and decking | <i>PERMIT</i> |
| 15/00315/FUL | 6 Volunteer St | Part first floor side & rear ext & single storey rear ext | PERMIT |
| 14/05226/FUL | Carriage House, Carriage Drive | Refurbishment & extension with new granny suite and new pool enclosure | PERMIT |
| 14/05185/FUL | Land to the side of 64 Howey Lane | Amendment of ridge height to previous planning approval | PERMIT |
| 14/05344/FUL | The Hideaway, Carriage Drive | Two storey front extension with porch link and conversion of existing garage into habitable accommodation | PERMIT |
| 14/05242/FUL | 1 Rock Drive | Demolition of existing garage & re-route driveway to western boundary and create a new vehicular crossing from High Street | PERMIT |
| 14/05214/FUL | 52 Main Street | Single Storey rear extension | PERMIT |
| 14/05215/LBC | 52 Main Street | Single storey rear extension & internal works comprising of blocking door between kitchen & dining room & new door to bathroom on ground floor | PERMIT |

Please note that any CWaC decisions in bold italics are contrary to the comments from this committee.

Recommendations

- R1:** In light of the proposed development, FTC's Community Committee consider fencing the boundary around the Memorial Field, to protect it from future encroachment (see item 106).
- R2:** As land has been lost over the years, FTC's Community Committee carry out a review of ownership of all land assets of FTC (see item 106).
- R3:** That FTC approve the updated Site Visits Protocol, Material Planning Considerations & Planning Application Checklist (see item 107).

Meeting closed 1.30pm

Signed _____

Dated _____

Committee Members: Cllr G M Bondi (Chair) Cllr S Wakefield (Vice Chair) Cllr C Ashton Cllr M Pusey
Cllr R Redhead Cllr F Sutton Cllr P Taylor Cllr A Wales

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