



Attended by: Cllr Hayes (Chair), Cllr D Critchley, Cllr J Critchley, Cllr P Eakin, Cllr A Holman, Cllr P Lowrie, Cllr G Wood.

Town Clerk: Jo O'Donoghue

PLANNING COMMITTEE AGENDA

Meeting 11

1. Apologies for Absence

To receive apologies and consider acceptance

RESOLVED: Apologies were received and accepted from Cllr D Critchley (ill-health).

2. Declarations of Interest

To note any declarations of interest

NOTED: There were no declarations of interest.

3. Minutes of the Meeting held on 11 March 2024

To agree and sign the minutes as a true record.

4. Opportunity for Public to Speak

<https://frodsham.gov.uk/policies-procedures/>

Members of the public are invited to speak on items which are on the agenda in accordance with FTC policy on public speaking at meetings.

NOTED: No member of the public attended the meeting.

5. Planning Applications

5.1 To consider the applications listed below.

Reference	Address	Description	FTC Comments
24/00460/FUL	10 Hillfield, Frodsham	Single storey front extension and partial render to first floor	Relevant policies: R1, M4, DM11, DM44 NO OBJECTION subject to it meeting the requirements of Supplementary Planning Document : House Extensions and Domestic Outbuildings.
24/00466/FUL	The Cottage, The Holt, Tarvin Road, Frodsham	Single storey extension, new window and door openings and replace timber fence with brick wall of the same height to north elevation	Relevant policies: STRAT 9, M4, DM11, DM17, DM44, GBC2 OBJECTION it does not appear to meet the

			requirements of Supplementary Planning Document: House Extensions and Domestic Outbuildings due to size and scale.
22/03525/FUL	Meadow Court, Clifton Crescent, Frodsham	Erection of 16 dwellings (100% affordable) with associated infrastructure, car parking and landscaping ¹	Relevant policies: M4, DM11, DM17, DM44, DM46, STRAT 9 NO OBJECTION
24/00600/FUL	11 Church Street, Frodsham	New shop front and glazing with increased height and internal works associated with change of use from retail to Bistro/cafe	Relevant policies: R1, M4, DM11, DM14, DM44 OBJECTION – no objection in principle, however, the alterations already carried out are significantly different to the planning application. The external wooden structure does not appear to be suitable for disabled access or emergency exits and FTC requests visit from enforcement team.
24/00196/FUL	Hover Force Ltd Grassy Lane Frodsham	Construction of new building associated with outdoor target activities and siting of two weather shelters/viewing areas	Relevant policies: ENV4, STRAT 9, ENV1, M4, DM11, DM17, DM44 NO OBJECTION
24/00612/FUL	Belmont House, Vicarage Lane, Frodsham	Rebuilding of the retaining wall of heights between 1.3m and 1.5m to front boundary	Relevant policies: R1, M4, DM11, DM44, DM46 NO OBJECTION subject to the agreement of the Conservation Officer
23/02546/FUL	22 Church Street, Frodsham	Erection of brick wall with lightweight translucent polycarbonate roof profile to provide ancillary seating area (additional seating area will be restricted to 9pm)	Relevant policies: R1, M4, DM11, DM14, DM44 NO OBJECTION based on additional seating being restricted to 9pm.
24/00679/FUL	Heathdale Cottage, Kingsley Road, Frodsham	Operational development comprising grass and reinforced grid on agricultural land, to be used as a turning area in	Relevant policies: R1, M4, DM11, DM17, DM44, DM46, STRAT 9 NO OBJECTION as it is intended to deal with a

¹ FTC previously objected to the application on the grounds of overdevelopment of the site however the number of homes has been reduced on this application

		connection with an existing residential dwelling (part retrospective)	highways safety issue, however it is of concern that 2 of the 3 parking spaces will be lost.
24/00559/FUL	28 Wayford Close, Frodsham	Single storey front porch extension and single storey rear extension	Relevant policies: R1, M4, DM11, DM44 NO OBJECTION subject to it meeting the requirements of Supplementary Planning Document: House Extensions and Domestic Outbuildings.

6. Date of next meeting

Monday 13 May 2024 at 6.30pm