

## **STEPPING HILL AREA COMMITTEE**

Meeting: 15 December 2020  
At: 6.00 pm

### PRESENT

Councillor Paul Ankers (Chair) in the chair; Councillor Grace Baynham (Vice-Chair); Councillors Lou Ankers, Will Dawson, Charles Gibson, Wendy Meikle, Mark Weldon and John Wright.

### **1. MINUTES**

The Minutes (copies of which had been circulated) of the meeting held on 10 November 2020 were approved as a correct record and signed by the Chair.

### **2. DECLARATIONS OF INTEREST**

Councillors and officers were invited to declare any interest which they had in any of the items on the agenda for the meeting.

No declarations of interest were made.

### **3. URGENT DECISIONS**

No urgent decisions were reported.

### **4. COMMUNITY ENGAGEMENT**

#### (i) Chair's Announcements

The Chair reported that the impact of the ongoing Covid-19 pandemic would mean that Christmas celebrations would inevitably be more muted than in previous years, however there were still a number of activities taking place on the Stepping Hill area over the festive period, including Christmas drive-in movies being shown at the Hazel Grove Park & Ride facility and the Rotary Club Santa would be touring the area as in previous years. The Chair also highlighted the excellent Christmas displays on Warwick Drive, Hazel Grove.

Finally, on behalf of the Area Committee, the Chair thanked officers for their work in the area over the course of what had been a very difficult year and wished them a Merry Christmas.

#### (ii) Public Question Time

Members of the public were invited to put questions to the Chair on any matters in the powers or duties of the Area Committee, subject to the exclusions set out within the Code of Practice.

Two public questions were submitted as follows:-

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- Relating to the creation of an unofficial lorry park by the A555 airport relief road, wherein HGVs were stopping for prolonged periods on the old A6 Buxton Road, and the impact that this was having on local resident's privacy, safety and property values.

In response, it was commented that this issue would be raised with the appropriate highways officers for investigation and to determine whether it was possible to secure alternative formal rest stop facilities for these vehicles and that this may have to be done in partnership with Derbyshire and Cheshire East Councils.

- Relating to the street lighting on the old A6 Buxton Road and whether it could be modified to reflect that the area was now residential and not a major A-road as the LED lights were creating a light-spill issue into the surrounding properties.

In response, it was noted that this question had already been forwarded on to engineers in the Street Lighting Department in order for them to provide a formal response to the questioner, and that Members would be updated with any correspondence on this issue.

### (iii) Public Realm

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) reported that the Public Realm Inspector had been unable to attend the meeting, however it was stated that any outstanding issues relating to the public realm that councillors wished to raise at the meeting would be reported back to the appropriate officer for a response following the meeting.

The following comments were made/issues raised: -

- Members questioned whether it would be possible to arrange for the regular community clean-up that public realm officers formerly organised on the church owned fields and footpaths to the rear of Aldwyn Crescent, Hazel Grove.
- Concern was raised in relation to the damage being caused to the public highway by a large tree on Cedar Road, Great Moor adjacent to its junction with Linden Grove and it was requested that this be raised with the arboriculture officer.
- Members requested an update from officers on the provision of larger bin that had previously been requested in Torkington Park.

RESOLVED – That the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) be requested to forward the issues raised to the relevant officers.

### (iv) Petitions

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) reported on the receipt of one petition signed by 125 signatories objecting to the installation of a gate at the junction of the A555 and Macclesfield Road which allows access to the rear of the houses on Darley Road and Ashbourne Road, Hazel Grove.

In response, it was stated that following the receipt of a public question on a similar issue at the last meeting it had been agreed with ward councillors that a consultation would take place with local residents on this matter, and that a report would then be submitted to the Area Committee detailing the results of that consultation. It was further confirmed that since that meeting and pending the undertaking of a consultation, the gate concerned had been locked.

RESOLVED – That the petition be noted.

(v) Open Forum

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) reported that no organisations had indicated that they wished to address the Area Committee as part of the Open Forum arrangements.

**5. ONE STOCKPORT BOROUGH PLAN**

A representative of the Corporate Director (Corporate and Support Services) and Deputy Chief Executive submitted a report (copies of which had been circulated) detailing how the Council was proposing to progress the development of the borough plan; the approach to capturing the views of residents, businesses and the workforce; the data and insight that would be considered, and how this would inform the priorities for the future.

Kathryn Rees (Service Director Strategy and Commissioning, Stockport Council) attended the meeting to present the item and to respond to questions from councillors.

The following comments were made/ issues raised:-

- Members questioned whether the borough plan was already in development before the onset of the Covid-19 pandemic. It was commented that the plan was already in development as the previous five year plan had been due to expire in 2020.
- Geographical data was requested in relation to the 1,,200 people who had been involved in the engagement activities so far and how local Stepping Hill residents had been targeted. It was commented that the engagement had been spread evenly across the borough as much as possible and that this this had involved the use of social media and an online video booth as well as existing community and business forums.
- Members highlighted the importance of reducing polarisation between Stockport's communities and questioned whether an over-arching plan for the entire borough was the best method to address concerns around health and inequality in the poorest areas. It was commented that a strength of the borough plan was to address issues like health and education in a collective way rather than having a disjointed approach across different areas.
- The necessity of engaging with historically marginalised groups was emphasised by members. In response, it was noted that officers had endeavoured to achieve this through local groups such as Nexus Equality and Disability Stockport. Members were encouraged to suggest any further methods by which the borough plan could be more inclusive.

- As officers had only been able to visit three schools in the borough during the engagement process, members questioned whether there had been enough meaningful engagement with young people in the borough. It was commented that, while the pandemic had limited opportunities to visit schools, young people had been engaged through care-leavers forums and youth groups as well as by talking to head teachers.
- Whilst members expressed broad support for the borough, they expressed concern that the plan had been brought forward under the 'One Stockport' brand.

RESOLVED – That the report be noted.

## **6. COMMUNITY ENGAGEMENT** (continued)

### (i) Ward Flexibility Funding - Stockport Garrick Theatre Limited

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) submitted an application received on behalf of Stockport Garrick Theatre Limited for a grant from the Ward Flexibility Budget towards the cost of completing a basement renovation project.

RESOLVED - That approval be given to an application received from Stockport Garrick Theatre Limited for a grant of £300 from the Ward Flexibility Budget towards the cost of completing a basement renovation project.

### (ii) Ward Flexibility Funding - CPR Group

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) reported on the receipt of an application received on behalf of the CPR Group for a grant from the Ward Flexibility Budget towards the cost of donating lifesaving billboards to 13 high schools in Stockport.

The following comments were made/issues raised:-

- Members expressed support for the vital role of CPR training and the life-saving effect that it can have.
- Concern was raised that the schools in question had not yet confirmed that they would use the billboards once produced. It was noted that the normal post-application audit would take place in order to ensure that the funding was spent as intended. However, the Area Committee would not be able to unilaterally impose conditions on the application where the same application was due to be considered by multiple area committees across the borough.

It was then

RESOLVED – (6 for, 2 abstentions) That approval be given to an application received from the CPR Group for a grant of £555 from the Ward Flexibility Budget towards the cost of donating lifesaving billboards to 13 high schools in Stockport.

## **7. DEVELOPMENT APPLICATIONS**

Development applications were submitted.

(NOTE: Full details of the decisions including conditions and reasons for granting or refusing planning permission and imposing conditions are given in the schedule of plans. The Corporate Director for Place Management & Regeneration is authorised to determine conditions and reasons and they are not therefore referred to in committee minutes unless the committee makes a specific decision on a condition or reason. In order to reduce printing costs and preserve natural resources, the schedule of plans is not reproduced within these minutes. A copy of the schedule of plans is available on the council's website at [www.stockport.gov.uk/planningdecisions](http://www.stockport.gov.uk/planningdecisions). Copies of the schedule of plans, or any part thereof, may be obtained from the Place Directorate upon payment of the Council's reasonable charges).

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) outlined the procedure for public speaking on planning applications.

(i) DC076583 - 192 Chester Road, Hazel Grove

In respect of plan no. DC076583 for the proposed change of use from a dwelling house (Use Class C3) to a 12-bedroom care home for the Elderly (Use Class C2), roof extension, rear elevation (ground and first floor extensions), front elevation (two-storey extension), landscaping, car parking and associated infrastructure at 192 Chester Road, Hazel Grove,

a member of the public spoke against the application; and

a representative of the applicant spoke in support of the application.

It was then

RESOLVED – That the application be referred to Planning & Highways Regulation Committee to allow for further consideration of the Area Committee's concerns with regard to highway safety with particular reference to the conflict between parked vehicles and traffic speeds and the adequacy of the size of the proposed accommodation.

(ii) DC077334 - 47 Dean Lane, Hazel Grove

In respect of plan no. DC077334 for the variation of conditions 2 (hours) and 3 (number of children) of planning approval APP/C4235/A/09/2104123 / DC/040309 to allow an increase in opening hours from Monday-Friday 08:00-18:00 to Monday-Friday 07:45-18:00, with the maximum number of children attending to increase from 15 children to not exceed a maximum number of 18 children attending at 47 Dean Lane, Hazel Grove,

a member of the public spoke against the application; and

a representative of the applicant spoke in support of the application.

It was then

RESOLVED – (5 for, 3 abstentions) That planning permission be granted.

Councillor Grace Baynham (Vice-Chair) in the chair

(iii) DC077639 - 22 Gladstone Street, Great Moor

In respect of plan no. DC077639 for the erection of 4no. 3 bedroom terraced houses (Use Class C3(a)), with associated landscaping, boundary treatments, cycle storage and segregated waste management, following demolition of existing detached bungalow at 22 Gladstone Street, Great Moor,

two members of the public spoke against the application; and

two representatives of the applicant spoke in support of the application.

It was then

MOVED AND SECONDED - That the application be referred to the Planning & Highways Regulation Committee in the light of the concerns of the Area Committee over the intensification of the use of the site and the potential that this might result in an inadequacy of car parking provision within the locality and a consequent severe detrimental effect on highway safety; and with a further request for additional information from the highway engineer on their assessment of the traffic survey

AMENDMENT MOVED AND SECONDED – That planning permission be refused on the grounds that the intensification of the use of the site would result in an over development of the site; that the parking survey had been conducted at such a time that the results generated did not accurately represent the pressure on parking capacity in the area and as a result would cause an inadequacy of car parking provision within the locality and a consequent severe detrimental effect on highway safety.

For the amendment 4, against 2.

AMENDMENT CARRIED

It was then

RESOLVED – (4 for, 2 against) That planning permission be refused on the grounds that the intensification of the use of the site would result in an over development of the site; that the parking survey had been conducted at such a time that the results generated did not accurately represent the pressure on parking capacity in the area and as a result would cause an inadequacy of car parking provision within the locality and a consequent severe detrimental effect on highway safety.

Councillor Paul Ankers (Chair) in the chair

### **8. COUNCIL MEETING PROCEDURE RULE 9 (DURATION OF MEETING)**

*At this stage in the proceedings (10.00 pm) the Chair informed the Area Committee that the provisions of Council Meeting Procedure Rule 9.1 (Duration of Meeting) would be*

*invoked unless the Area Committee wished the meeting to continue.*

*It was then*

*RESOLVED – That the provision of Council Meeting Procedure Rule 9.1 be duly invoked.*

## **9. PLANNING APPEALS, ENFORCEMENT APPEALS AND ENFORCEMENT NOTICES**

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) presented a report (copies of which had been circulated) to summarise recent appeal decisions; list current planning appeals and dates for local enquiries; informal hearings for planning appeals, and enforcement action within the Stepping Hill Area Committee area.

RESOLVED – That the report be noted.

## **10. PROGRESS ON AREA COMMITTEE DECISIONS**

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) presented a report (copies of which had been circulated) to provide an update on progress since the last meeting on decisions taken by the Area Committee and to detail the current position on area flexibility funding. The report also included the current position on the highway and traffic management delegated budget.

RESOLVED – That the report be noted.

## **11. STREET LIGHTING - MALLARD CLOSE**

(NOTE: The Chair was of the opinion that this item, although not included on the agenda, should be considered as a matter of urgency in accordance with Section 100B(4)(b) of the Local Government Act 1972 in order that the Area Committee could give prompt consideration to a proposal to make improvements to public safety on Mallard Close, Offerton).

A representative of the Strategic Head of Service (Legal & Democratic Governance and Monitoring Officer) submitted a report of the Corporate Director (Place) and Deputy Chief Executive detailing a proposal to install two new lighting columns with LED lanterns and associated ducting along the footpath between Mallard Close and Whimbrel Road, Offerton.

RESOLVED - That approval be given to the installation of street Lighting, new columns and lantern installation on the footpath between Mallard Close and Whimbrel Road at a cost of £6,420 to be funded from the Area Committee's Delegated Budget (Offerton ward allocation).

The meeting closed at 10.02 pm