

PLANNING & HIGHWAYS REGULATION COMMITTEE

Meeting: 8 July 2021

At: 6.00 pm

PRESENT

Councillor Brian Bagnall (Vice-Chair) in the chair; Councillors Anna Charles-Jones, Stuart Corris, Roy Driver, Graham Greenhalgh, Philip Harding, Wendy Meikle, Iain Roberts, John Taylor, Kerry Waters, David Wilson and Suzanne Wyatt.

1. MINUTES

The Minutes (copies of which had been circulated) of the meeting held on 29 April 2021 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.

The following interest was declared:

Personal Interest

Councillor

Interest

Anna Charles-Jones

Plan no. DC078180 for a reserved matters planning application for appearance, landscaping, layout, scale and access for the first phase of residential development (202 dwellings and open space) following hybrid approval ref: DC/060928 (EIA development – subsequent application) on land at Wilmslow Road, Heald Green as she had completed some work with the Heald Green Heritage Group inviting suggestions for potential road names that may be incorporated into any development that took place on the site.

3. URGENT DECISIONS

No urgent decisions were reported.

4. PUBLIC QUESTION TIME

No public questions were submitted.

5. 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 and 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. 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).

(i) DC077409 - Kingsgate, Wellington Road North, Heaton Norris, Stockport

In respect of plan no. DC077409 for outline planning application (access, appearance, layout and scale) for the erection of a multi-storey car park, amendments to surface level parking and associated works at Kingsgate, Wellington Road North, Heaton Norris, Stockport, it was

RESOLVED – That planning permission be granted.

(ii) DC077459 - Belmont House, Schools Hill, Cheadle

In respect of plan no. DC077459 for the Partial demolition, refurbishment and conversion of currently vacant locally listed building, Belmont House, to 4 no. residential apartments and 1 no. residential townhouse; plus erection of new build elements comprising: 7 no. residential apartments, 3 no. 3 storey residential townhouses and 2 no. 2 storey residential townhouses, plus additional landscaping and amenity spaces. Total of 17 no. new residential units at Belmont House, Schools Hill, Cheadle, it was

RESOLVED – That the Corporate Director (Place) & Deputy Chief Executive be authorised to determine the application subject to the applicant entering into a Section 106 agreement to secure a phasing strategy and scheme of repairs /restoration for Belmont House; and to ensure that should the scheme become viable in the future, that developer contributions can be sought at that time.

(iii) DC078180 - Land at Wilmslow Road, Heald Green

In respect of plan no. DC078180 for a reserved matters planning application for appearance, landscaping, layout, scale and access for the first phase of residential development (202 dwellings and open space) following hybrid approval ref: DC/060928 (EIA development – subsequent application) on land at Wilmslow Road, Heald Green, it was

RESOLVED – That planning permission be granted.

(iv) DC079678 - Southern Part, Old Canal Yard, Reuben Street, South Reddish

In respect of plan no. DC079678 for the demolition of existing structures and erection of a 3 Storey Block of 9 no. apartments, together with access provision, car parking and landscaping (Revised Scheme following approval of Application DC/074910 granted 09/01/2020) at the southern part, Old Canal Yard, Reuben Street, South Reddish, it was

RESOLVED - That the Corporate Director (Place) & Deputy Chief Executive be authorised to determine the application subject to the applicant entering into a Section 106 agreement to secure the provision and maintenance of formal recreation and children's play space and facilities within the Borough to meet the need of residents of the proposed development.

(v) DC080036 - Doodfield Works, Windlehurst Road, Marple, Stockport

In respect of plan no. DC080036 for a factory extension at Doodfield Works, Windlehurst Road, Marple, Stockport, it was

RESOLVED – That planning permission be granted.

6. PLANNING APPEALS, ENFORCEMENT APPEALS AND ENFORCEMENT NOTICES

A representative of the strategic Head of Service & Monitoring Officer (Legal & Democratic Governance) submitted a report (copies of which had been circulated) summarising recent appeal decisions, listing current planning appeals and dates for local inquiries and informal hearings according to area committee.

It was reported that since the publication of the agenda, there had been a number of updates to the report as follows:-

- With regard to the appeal at The Garden House, Lakes Road, Marple a date for the public inquiry had been scheduled for 18 January 2022.
- With regard to the breach of planning control at the former Standard Chemicals site at Mill Lane, Cheadle, the judgment of the High Court had now been appealed to the Court of Appeal.
- The enforcement notice served at 6 Truro Close, Bramhall had now been complied with.

The following comments were then made/ issues raised:-

- It was commented that members were aware that a further enforcement notice had been served on a property at 2 Bramley Road, Bramhall.
- It was confirmed that the tree replacement notice served on land at Unity Mills, Poleacre Road, Woodley had now been complied with.
- Consideration was being given to the Council taking direct action with regard to the untidy land notice served at 287 Wellington Road South, Heaviley.

RESOLVED – That the report be noted.

The meeting closed at 6.58 pm