

LEEK TOWN COUNCIL

Minutes of the Planning Committee held 25th March 2021

Chairman: Cllr Benefer

Present: Cllrs: M. Swindlehurst, L. Swindlehurst, Wales & Worthington

Apologies: Cllrs: Molson, Ottewell and Wood

1. **Declarations of Disclosable Pecuniary Interests and Other Interests and Dispensation Requests** - Cllr. Matt Swindlehurst declared an interest in 21/0150
2. **Public comment** – The statement from a Leek resident regarding 21/0145 was received.
3. **Planning Notices**

DOC21/0010	Land at junction of Cheddleton Road & Sandybrook Lane	Discharge of condition 3 relating to SMD/2019/0638	Approve
21/0080	St Edwards Lodge 24, King Street	Replacement windows	Refuse – UPVC windows are inappropriate in the Conservation Area.
21/0060	44 Novi Lane	Two storey extension to rear and single storey rear extension	Not unneighbourly
21/0090	45 Meadow Close	Retrospective permission for the erection of a steel frame canopy to the rear of the property	Refuse - overbearing and loss of privacy.
DOC21/0018	Leek Town Football Club Leek Road	Approval of conditions 4, 7, and 10 in relation to SMD/2020/0024	Not unneighbourly, the condition restricting community use of the pitch every Saturday afternoon is unnecessarily restrictive.
21/0125	4 Sharron Drive	Rear single storey extension and the construction of a pitched roof replacing an existing flat roof	Not unneighbourly
21/0115	44 Moorland Road	Demolition of existing flat roof extension and replace with new pitched roof extension.	Not unneighbourly

CON21/0010	Highfield Stud Farm Abbey Green Road	Notification under the Electronic Communications Code Regulations 2003, to utilise permitted development rights at Highfield Stud Farm	Not unneighbourly
21/0150	7 Beech Close	Erection of car port with first floor extension to side of dwelling, alterations, including front porch, widening of existing vehicular access and enlargement of hard standing	Refuse – Not in keeping with the local vernacular. It would be over- bearing and lead to loss of light for neighbouring properties.
21/0145	Land on NE side of Rivendell Lane	Erection of 1 detached dwelling.	Refuse – Overbearing to the Rivendell Lane properties. Concerns regarding highways issues, including access and visibility. It would not be in-keeping with the character of the area.

4. **Retrospective Applications** - Leek Town Council’s Planning Committee would like to express disapproval for retrospective planning applications. It was suggested that SMDC’s Planning Department should establish a surcharge for retrospective plans.

Chairman.....

Date.....