From: Biddulph Town Council <biddulph@staffordshire.gov.uk>
Sent: 13 July 2018 13:22
To: Planning (SMDC)
Subject: Biddulph Town Council recommendations

Good afternoon,

Please find below the recommendations from the Biddulph Town Council Planning Committee.

Any queries, please let me know.

Very best wishes,

Sarah.

SMD/2018/0366	Mount Pleasant Farm Folley Lane	First floor extension and remodelling of front entrance porch
Councillor Nicosia felt that this was a good restoration. Councillor Harper agreed, adding that it appeared to be very tastefully done. He proposed that there were **'No Adverse Comments'**. All agreed; Councillor McGuinness was in favour of restoration and Councillor Rogers noted that this was enhancing the building.		
SMD/2018/0370	2 Overton Hall Barns	Listed building consent for installation of a wood burning stove with flue and blocking up a redundant doorway
Councillor Davies queried where the flue would be situated; Councillor Harper queried where the door was located that would be blocked up. There was discussion about these locations. **No Adverse Comments.**		
SMD/2018/0376	Molehouse Farm Crowborough Road	Construction and repositioning of a new barn
Councillor Davies noted that the current structure was dilapidated; this would be an improvement, and form part of a wider development. Councillor Salt asked whether this was agricultural land and there was discussion about the location of the development. Councillor Harper proposed that there were **'No Adverse Comment' providing that there was no infringement of the greenbelt**.		

All were in favour; Councillor Davies abstained from the vote.

SMD/2018/0378	34 Oakfield Grove	Proposed single storey side extension to form garage

There was discussion about the fact that this development had already commenced and then stopped.

Councillor Court felt that this may be too close to the boundary; there was consideration of the maps provided with the application.

No Adverse Comments.

SMD/2018/0398	12 Highfield Road East	Erection of a new single storey rear extension to form an orangery to provide open plan kitchen/ dining are/ family room

Councillor Harper felt this was a good use of land. Councillor Salt noted that a number of other houses had completed this type of development.

Councillor Nicosia proposed **'No Adverse Comments'; Planning Officers should consider compliance with the 45 degree slay line**.

SMD/2018/0406	2 Jubilee Close	Construction of a two storey side extension.

Approved subject to no valid neighbour concerns.

HNT/2018/0011	4 Highfield Place	Single storey rear extension to form garage - extending beyond the rear wall of dwelling by 6m, maximum height measured externally from natural ground level 3.6m and height at the eves 2.5m measured externally from the natural ground level

Councillor Nicosia wondered whether there would be neighbour issues due to the location of this extension. The accommodation had lost their previous garage space, which had been situated nearby.

Councillor Salt felt that this development was fine, subject to no valid neighbour concerns.

Councillor Harper queried whether drainage had been a consideration. Councillor Nicosia noted that there were no issues apparent.

Approved subject to no valid neighbour concerns, clarification of the drainage and consideration of the 45 degree splay.

SMD/2018/0425	150A The Paddock Congleton Road	Two storey rear extension, single storey side extension, front and rear flat roof dormers at first floor level with internal

		alterations to provide self-contained ground floor living accommodation.
Councillor Nicosia noted that this was a revised application; previously, there had been issues about the development being overbearing and overlooking. Councillor Rogers noted that this application seemed to have rectified these issues. **Approved subject to no valid neighbour concerns.**		
SMD/2018/0407	20 Devon Grove	Car port and second storey side extension.
There was discussion that this development may be too close to the boundary and that it may be overbearing. **Approved subject to no valid neighbour concerns.**		

Sarah Haydon

Chief Officer
Biddulph Town Council
Town Hall, High Street, Biddulph, Staffordshire Moorlands ST8 6AR

Tel: 01782 297845
www.biddulph.co.uk

Staffordshire County Council

A Connected Staffordshire where everyone can prosper and be healthy and happy

Find out more by visiting the Staffordshire County Council website.

Sign up for free alerts and newsletters straight to your email or mobile phone to receive county council news and information on topics important to you.

Save time and download MyStaffs mobile app available on Android and iOS

Follow the county council on Twitter, Facebook, LinkedIn and YouTube

---

Disclaimer

This e-mail (including any attachments) is only for the person or organisation it is addressed to. If you are not the intended recipient you must let me know immediately and then delete this e-mail. If you use this e-mail without permission, or if you allow anyone else to see, copy or distribute the e-mail, or if you do, or don't do something because you have read this e-mail, you may be breaking the law.

Liability cannot be accepted for any loss or damage arising from this e-mail (or any attachments) or from incompatible scripts or any virus transmitted.

E-mails and attachments sent to or received from staff and elected Members may be monitored and read and the right is reserved to reject or return or delete any which are considered to be inappropriate or unsuitable.

Do you really need to print this email? It will use paper, add to your waste disposal costs and harm the environment.