

Biddulph Town Council



MEETING: Planning Committee
DATE: Tuesday 19 November 2024
TIME: 5.30pm
LOCATION: Biddulph Town Hall, Council Chamber

AGENDA

45. APOLOGIES AND APPROVAL OF ANY SUBSTITUTE MEMBERS

46. DECLARATIONS OF INTEREST

- a) Disclosable Pecuniary Interests and Dispensations
- b) Other Interests

47. MINUTES

To **approve** the Minutes from the Planning Committee meeting held on Tuesday 15 October 2024.

48. STANDING AGENDA ITEM: TO CONSIDER ANY PROPOSED SITES FOR LOCAL LISTING

49. NEW PLANNING APPLICATIONS

APPLICATION NUMBER	SMD/2024/0436
LOCATION	Unit 2 Childerplay Road Knypersley
PROPOSED DEVELOPMENT	Proposed Extension to Existing Workshop Unit to Create 2 Additional Vehicle Maintenance Bays



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APPLICATION NUMBER SMD/2024/0483
LOCATION Greenway Bank Farm Greenway Bank Biddulph
PROPOSED DEVELOPMENT Proposed erection of Slurry Tower at Greenway Bank Farm to provide sufficient storage for Slurry produced at the farm in a 6 month period

50. TO CONSIDER SUPPLEMENTARY APPLICATIONS RECEIVED SINCE AGENDA WAS CREATED

51. NEW DECISIONS AND NOTICES RECEIVED FROM THE DISTRICT COUNCIL

Planning App Ref	Address	Application being made	BTC Recommendation	SMDC Decision and Date	Reason for Refusal (if refused)
SMD/2024/0374	5, Meadowside, Biddulph, Staffordshire, ST8 6NP	Proposed single storey rear extension and alterations	Proposed by Councillor Rogers no valid neighbour concerns and adhering to 45-degree angle; seconded by Councillor Jackson. All Agreed.	Planning Permission Approved 5/11/2024	
SMD/2024/0396	Cloud Park Farm, Dial Lane, Congleton, Staffordshire, CW12 3QJ	Front and Rear single storey extension and internal alterations	Councillor Yates advised that he request that a District Councillor calls in this application, for consideration by the Planning Committee at the District Council. However, the Town Council should submit a	Planning Permission Approved - 5/11/2024	



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			response of 'no adverse comments'; seconded by Councillor Fletcher. All Agreed.		
SMD/2024/0376	13, Long Valley Road, Biddulph, Staffordshire, ST8 6RA	Excavation works to form timber retaining walls for new parking area at highway level and works to form raised patio area (retrospective) . Extension of existing dropped kerb to serve new parking area/driveway	Councillor Jackson proposed to make no adverse comments; seconded by Councillor Rogers. Agreed.	Refused - 31/10/2024	The development has harmed and further eroded the character and appearance of the area and the distinctiveness of the locality. The development does not complement the local context or the established layout in terms of set-back from the road and spacing around dwellings. The increased parking provision within the dwelling's curtilage has resulted in a disproportionate over provision of parking spaces for the size of the property and resulted in a very vehicle dominant layout, with vehicles dominating the street scene and open space when viewed from the public realm. In these regards there is conflict with Policy DC1 of the Staffordshire Moorlands Local Plan and policies DES1 and DES2 of the Biddulph Neighbourhood Plan. The development that has

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					been carried out and completed has not been provided with a permeable surface and a drainage interceptor that runs to onsite soakaway.
SMD/2024/0407	1 Endon Drive Biddulph	Single storey side extension including internal and external alterations to create an improved access	Proposed by Councillor Rogers that there were no valid planning concerns; seconded Councillor Proudlove. All Agreed.	Planning permission approved 31/10/2024	
SMD/2024/0401	Cemetery, Congleton Road, Biddulph, Staffordshire, ST8 7RG	Construction / provision of 333No proposed cremation burial plots and proposed 'Garden of Remembrance' area including a 2.1m high brick wall, metal gazebo, paving and seating.	no comment	Planning permission approved - 7/11/2024	

52. APPEAL(S)

Copy to: The Mayor and Deputy Mayor, Councillors Eardley, Fletcher, Garvey, Hawley, Holdsworth, Hopkins, Jackson, Jones, Proudlove, Salt, Smith.



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