

WHALEY BRIDGE TOWN COUNCIL

Mechanics Institute, Market Street, Whaley Bridge, High Peak, SK23 7AA
Tel: (01663) 733068, Email: whaleybridgetowncouncil@supanet.com

Meeting Planning Committee
Date 9th February 2012
Time Following the Town Council Meeting
Venue Mechanics Institute (Meeting Room)
Present Councillors Goldfinch (Chair), Bowden, Gilmour, Lomax, Pritchard, Swift, Taylor, Thomas and Mrs A Winter.

MINUTES

P11/59 Apologies for Absence

Apologies were received from Cllrs Mrs Linda Leather, Mrs Susanne Lomas and Wild.

P11/60 Minutes

RESOLVED: That the minutes of the meeting held on 12/01/2012 were a true and correct record and the Chairman was authorised to sign them subject to renumbering of minutes to include P11/57 and P11/58 and changing the date in minute P11/57 for the housing allocation from 2026 to 2028.

P11/61 Matters Arising - None

P11/62 High Peak Borough Planning Decisions – January 2012

A list of the planning decisions made by High Peak Borough Council in January 2012 was received. The following decisions affecting Whaley Bridge were noted:

Decisions Made by Committee - None

Delegated Decisions

HPK/2011/0631

Proposed single storey side extension and garden store

27 Hockerley New Road

Whaley Bridge

Dr Nadeem Ahmed

HOUSEHOLDERS/FULL

Approved

HPK/2011/0593

Retrospective permission for timber decking to private garden

1 Alder Rise

Whaley Bridge

Mr Rod Jones

RETROSPECTIVE/HOUSEHOLDERS/FULL

Refused

HK/2011/0560

Approved

Retrospective erection of balcony at
first floor level change window to pair
of doors with less glass area

4 Lake View

Furness Vale

Mrs Tina Daniels

RETROSPECTIVE

HOUSEHOLDERS/FULL

HPK/2011/0649

Approved

Erection of retaining wall and
associated engineering works
also seeks to regularise some
authorised works on the application site

RE Knowles Ltd

Buxton Road

Furness Vale

HE Smith Ltd

FULL

HPK/2011/0611

Approved

Part resubmission of
application HPK/2011/0276
Change of use of redundant agricultural
buildings to form five new dwellings
and alterations and extensions
to existing farm house

Reddish Farm

Reddish Lane

Whaley Bridge

Mr Slack

FULL

HPK/2011/0433

Approved

Welcome sign
to replace previously removed sign

Footbridge

Peak Forest Canal junction

Near Tesco

IWPS Ltd

ADVERTISEMENT

Peak Park Planning Decisions - None

Derbyshire County Council Decisions – None

P11/63 New Planning Applications

The following planning applications were received and the undermentioned comments recorded:

	Comments
HPK/2011/0694 Detached garage & hardstanding 16 Rock Bank Whaley Bridge Mr K Ashton FULL	No comment
HPK/2011/0718 Proposed construction of three bedroomed dwelling with garage Stanswood House, Furness Vale Mr & Mrs N E Stansfield HOUSEHOLDERS/FULL	Cllr John Pritchard declared an interest and left the meeting. See Minute No P11/ 65
HPK/2012/0030 First floor side extension above existing garage to form bedroom accommodation 1 Walters Wood, Whaley Bridge Mr Phil Scott HOUSEHOLDERS/FULL	No comment
HPK/2012/0046 Residential development of 2no. 4-bed houses Land adjoining 87 Chapel Road Whaley Bridge Mr & Mrs T Bromley RESUBMISSION OF HPK/2011/0408 OUTLINE	Strongly object to this application. See Minute No P11/ 64
HPK/2011/0271 Single storey extension to workshop to form storage building 2 Station Road, Furness Vale Mr R Purcell (H&S Tools) FULL	No comment
HPK/2012/0065 Retrospective permission for timber decking to private garden 1 Alder Rise, Whaley Bridge Mr R Jones RETROSPECTIVE/HOUSEHOLDERS/FULL	No comment

P11/64 Application HPK/2012/0046 – 87 Chapel Road

Strongly object to this application.
Reiterate comments on last application (HPK/2011/0408) for this site:

1. Overdevelopment of the site
2. Site being unstable due to materials being tipped without supporting gabions.
3. Poor access
4. Potential loss of wildlife and trees (with TPOs)
5. Proximity of canal feeder
6. Overlooking and loss of amenities for properties below on The Dell and The Coppice.
7. The plan being misleading about the aspect of height differences.
8. Tree Preservation Order No. 228 covering 23 trees which could not survive if this development takes place.
9. A bat study is required and a report on the effects on wildlife in the area.
10. Recommend a site visit.

Further comments:

1. Upgrade recommendation for site visit to request for site visit.
2. Has a thorough neighbourhood consultation taken place this time?
3. (This was not undertaken for the last application – HPK/2011/0408)
4. No footway on site side of road.

P11/65 HPK/2011/0718 – Stanswood House, Furness Vale

Concern expressed about continued development of this site (with and without planning permission) for residential and business use that has taken place over the last few years – resulting in increased traffic accessing Station Road. Concern also about environmental impact any future development may have.

Signed as a true and correct record of the meeting

..... **Chairman**