

**SPEAKERS PANEL
(PLANNING)**

16 June 2021

Present: Councillor McNally (Chair)
Councillors: Affleck, Boyle, Choksi, Dickinson, Fitzpatrick
Glover, Jones, Owen and Ricci

Apologies: Councillors Naylor and Ward

7. MINUTES

The Minutes of the proceedings of the meeting held on 26 May 2021, having been circulated, were approved and signed by the Chair as a correct record.

8. DECLARATIONS OF INTEREST

There were no declarations of interest declared by Members.

9. AMENDMENT TO ORDER OF BUSINESS

In accordance with the Council's constitution, the Chair advised Members of a change in the order of business to the published agenda.

10. PLANNING APPLICATIONS

The Panel gave consideration to the schedule of applications submitted and it was:-

RESOLVED

That the applications for planning permission be determined as detailed below:-

Name and Application No:	20/00329/FUL Mr Paul Williamson
Proposed Development:	Detached dwelling house – retrospective. Land adjacent to 124 Mottram Old Road, Hyde, SK14 3BA
Decision:	Following deferment at the previous Speakers Panel (Planning) on 26 May 2021, Members resolved to grant planning permission subject to the conditions as detailed within the submitted report.

Name and Application No:	20/01027/FUL Mr Mahmood
Proposed Development:	Demolition of existing detached bungalow and detached garage buildings and construction of 7 no. dwelling houses and associated works on the land.

	164 Mottram Road, Stalybridge, SK15 2RT
Speaker(s)/Late Representations:	<p>Mr Gary Tinker and Councillor Patrick addressed the Panel objecting to the application.</p> <p>Mr Jason Dugdale, on behalf of the applicant, addressed the Panel in relation to the application. The applicant, Mr Akmal Mahmood, also addressed the Panel in relation to the application.</p>
Decision:	That planning permission be granted subject to the conditions as detailed within the submitted report.

Name and Application No:	<p>20/00594/FUL</p> <p>Parkgate Developments Ltd</p>
Proposed Development:	<p>Conversion of former café/shop/garden centre into 9 apartments and associated works.</p> <p>Former Roe Cross Green Café, Roe Cross Road, Mottram, SK14 6SD</p>
Speaker(s)/Late Representations:	<p>The case officer advised Members that in relation to the Section 106 contributions towards highways, a Mayor's Challenge Fund Scheme was proposed for Roe Cross Road to improve facilities for walking and cycling in the locality.</p> <p>In addition, Section 106 contributions would go towards investment in public open space facilities in Mottram.</p> <p>Mr Jason Dugdale, on behalf of the applicant, addressed the Panel in relation to the application.</p>
Decision:	That planning permission be granted subject to the prior completion of a Section 106 Agreement and the conditions as detailed within the submitted report.

Name and Application No:	<p>20/01113/FUL</p> <p>Jigsaw Homes</p>
Proposed Development:	<p>Residential development comprising of 31No. 1 bedroom retirement living apartments with associated landscaping and external works including demolition of existing warehouse.</p> <p>Land at Nield Street/Smith Street, Mossley, OL5 0PF</p>
Speaker(s)/Late Representations:	<p>Since publication of the report, the case officer advised Members that United Utilities had confirmed that they were satisfied with the level of further investigation into their assets within the site. United Utilities had thus removed their initial concerns and recommended a conditional approval. Consequently, condition no.14 as listed within the report was no longer required.</p> <p>The case officer also advised Members that further bat surveys had been undertaken at the warehouse, due to be demolished, which confirmed that there were no roosting bats at present. A</p>

	<p>report would be submitted to confirm this and a review of this would be undertaken by the GMEU prior to the decision being released.</p> <p>Mr Alec Hall addressed the Panel objecting to the application.</p> <p>Mr Philip Millson, on behalf of the applicant, addressed the Panel in relation to the application.</p>
Decision:	That planning permission be granted subject to the prior completion of a Section 106 Agreement and the conditions as detailed within the submitted report.

11. APPEAL / COST DECISIONS

Application Reference/Address of Property	Description	Appeal Decision
APP/G4240/W/21/3269085 Land between Pentire & Springfield, Mottram Road, Hyde, SK14 3AR	Proposed demolition of a redundant BT building and construction of a single detached two-storey dwelling.	Appeal allowed.

12. URGENT ITEMS

The Chair advised that there were no urgent items of business for consideration by the Panel.

13. CHAIR'S CLOSING REMARKS

The Chair and the Development Manager informed Members that David Thompson, Principal Planning Officer, would be leaving Tameside Council later in the month. They extended their thanks to David for his hard work and support at Panel and Members echoed these comments.

CHAIR