

**SPEAKERS PANEL
(PLANNING)**

20 July 2022

Commenced: 10:00am

Terminated: 10.55am

Present: Councillor McNally (Chair)
Councillors Affleck, Bowerman, Dickinson, Owen, Mills and Quinn

Apologies: Councillors Boyle, Pearce and Ricci

9. DECLARATIONS OF INTEREST

There were no declarations of interest from Members of the Panel.

10. MINUTES

The minutes of the proceedings of the meeting held on 8 June 2022, having been circulated, were approved and signed by the Chair as a correct record.

11. 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:	21/01348/FUL Howarth Timber Group
Proposed Development:	Erection of timber manufacturing facility unit (Use Class B2); and five mixed use employments units (Use Classes B2, B8, E(g)(i)(ii)(iii)); with associated external storage and yard areas, parking and landscaping. Land northwest of Shepley Industrial Estate, Shepley Road, Audenshaw
Speaker(s)/Late Representations	Will Martin, on behalf of the applicant, addressed the Panel in support of the application.
Decision:	That planning permission be granted subject to the prior signing of a S106 agreement, the conditions outlined in the submitted report and an additional condition relating to noise mitigation: “Prior to the first use of the development hereby approved, the noise mitigation measures outlined in the submitted Noise Assessment (undertaken by Miller Goodall, ref: 102639, version 2, dated 10.11.2021) shall be implemented in full, with evidence of such implementation submitted to and approved in writing

	<p>by the Local Planning Authority. The measures shall be retained as such thereafter.</p> <p>Reason: In the interest of residential amenity in accordance with Policy H10 of the adopted Tameside Unitary Development Plan and the National Planning Policy Framework.”</p>
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Name and Application No:	<p>22/00368/FUL</p> <p>Johnson Mowat</p>
Proposed Development:	<p>Development of 1 no. three bedroom dwelling (re-submission of application 21/01210/FUL).</p> <p>Land south of John Street, Heyrod, SK15 3BS</p>
Speakers(s)/Late Representations	<p>Gen Kennington, on behalf of the applicant, addressed the Panel in support of the application.</p>
Decision:	<p>That planning permission be granted subject to the conditions as detailed within the submitted report.</p>

Name and Application No:	<p>20/00977/FUL</p> <p>Mr & Mrs Knowles</p>
Proposed Development:	<p>Change of use from domestic dwelling to consulting rooms for the provision of medical and health services.</p> <p>Siren House, 437 Stockport Road, Hyde, SK14 5ET</p>
Speakers(s)/Late Representations	<p>Chung Farrow-Ryue addressed the Panel objecting to the application.</p> <p>Raad Al-Hamdani, on behalf of the applicant, addressed the Panel in support of the application.</p>
Decision:	<p>That planning permission be granted subject to the conditions as detailed within the submitted report.</p>

Name and Application No:	<p>22/00433/FUL</p> <p>Mr Doug Kenney</p>
Proposed Development:	<p>Proposed upper level side patio and external steps and other external alterations including render to front and side elevation, new windows to the front elevation and landscaping works (re-submission further to 21/01204/FUL) (part-retrospective).</p> <p>21 Richmond Crescent, Mossley, OL5 9LQ</p>
Speakers(s)/Late Representations	<p>Cllr Stephen Homer and Mr Doug Kenney, the applicant, addressed the Panel in support of the application.</p>
Decision:	<p>Officer recommendation was to refuse.</p> <p>Members considered that the development would be in keeping with dwellings in the local area in accordance with UDP policies</p>

	<p>C1, H10 and SPD policy RED1 and therefore resolved to grant planning permission subject to the following conditions:</p> <p>1. The development hereby permitted must begin before the expiration of three years from the date of this permission.</p> <p>Reason: In order to comply with the provision of Section 91 of the Town and Country Planning Act 1990, as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.</p> <p>2. The development hereby approved shall be carried out in full accordance with the following plans: location plan; and existing and proposed plans reference 021/WA/001 revision A.</p> <p>Reason: In the interests of the visual amenities of the locality and in accordance with UDP Policies and relevant national Planning Guidance (Policies RED1, RED2, RED3, RED4 and RED5 of the Tameside Residential Design SPD; Policies C1 and H10 of the Tameside UDP).</p> <p>3. The external materials shall match those used in the existing building.</p> <p>Reason: In the interests of the visual amenities of the locality, in accordance with UDP Policy C1: Townscape and Urban Form.</p>
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Name and Application No:	22/00530/FUL Wain Homes (North West) Ltd
Proposed Development:	Full approval for the erection of 29no. dwellings and associated works. Newton Business Park, Cartwright Street, Hyde
Speakers(s)/Late Representations	Claire Campbell, on behalf of the applicant, addressed the Panel in support of the application.
Decision:	That planning permission be granted subject to an amended S106 agreement and the conditions detailed within the submitted report.

Name and Application No:	22/00418/FUL Wain Homes (North West) Ltd
Proposed Development:	To vary condition 2 (specifying approved plans), to allow for amendments to house designs, of planning permission ref. 17/01089/REM – scheme of 64 dwellings. Newton Business Park, Cartwright Street, Hyde
Speakers(s)/Late Representations	Claire Campbell, on behalf of the applicant, addressed the Panel in support of the application.

Decision:	That planning permission be granted subject to an amended S106 agreement and the conditions detailed within the submitted report.
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Name and Application No:	22/00380/FUL Mr & Mrs Keyzer
Proposed Development:	First floor side and ground floor rear extension. 22 Churchbank, Stalybridge, SK15 2QJ
Decision:	That planning permission be granted subject to the conditions as detailed within the submitted report.

12. APPEAL DECISIONS

Application Reference/Address of Property	Description	Appeal Decision
APP/G4240/Z/22/3293550 Advertising right adjacent to 47 Clarendon Place, Hyde, SK14 2ND	Proposed replacement of previously in place poster to digital equivalent poster.	Appeal dismissed.

13. URGENT ITEMS

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

14. DATE OF NEXT MEETING

RESOLVED

That the next meeting of the Panel would take place on 14 September 2022.

CHAIR