

PLANNING AND DEVELOPMENT MANAGEMENT COMMITTEE

11th NOVEMBER, 2021

PRESENT:

Councillor Williams (In the Chair),
Councillors Akinola, Bunting, Chalkin, Dagnall, Hartley, Hassan, Maitland, Minnis,
Thomas, Welton and Winstanley.

In attendance: Director of Growth and Regulatory Services (Mr. A. Fisher),
Head of Planning and Development (Ms. R. Coley),
Head of Major Planning Projects (Mr. D. Pearson),
Strategic Planning and Growth Manager (Ms. C. Wright),
Heritage Development Officer (Mrs. E. Lewis),
Principal Highways & Traffic Engineer (Amey) (Mr. G. Evenson),
Solicitor (Mrs. C. Kefford),
Governance Officer (Miss M. Cody).

APOLOGY

An apology for absence was received from Councillor Morgan.

45. DECLARATIONS OF INTEREST

The Head of Planning and Development declared a Personal Interest in Application 105806/HHA/21 (14 Orchard Drive, Hale) as she resides within the vicinity of the application site. She advised the Committee that she had not been involved with the preparation of the report.

46. MINUTES

RESOLVED: That the Minutes of the meeting held on 14th October, 2021, be approved as a correct record and signed by the Chair.

47. QUESTIONS FROM MEMBERS OF THE PUBLIC

No questions were submitted.

48. ADDITIONAL INFORMATION REPORT

The Head of Planning and Development submitted a report informing Members of additional information received regarding applications for planning permission to be determined by the Committee.

RESOLVED: That the report be received and noted.

49. APPLICATIONS FOR PERMISSION TO DEVELOP ETC

- (a) Permission granted subject to standard conditions prescribed by statute, if any, and to any other conditions now determined

<u>Application No., Address or Site</u>	<u>Description</u>
100973/LBC/20 – Former Engine House (also previously known as Power House and Boiler House), Norman Road, Altrincham.	Listed Building Consent for demolition of the existing boiler/engine house and the erection of a replacement building which incorporates the re-built canal side gable and the west side entrance bay and 12No. two-bed apartments with 3 storey extension to the west to incorporate 6No. apartments.
101010/FUL/20 – Former Engine House (also previously known as Power House and Boiler House), Norman Road, Altrincham.	Application for demolition of the existing boiler/engine house and the erection of a replacement building which incorporates the re-built canal side gable and the west side entrance bay and 12no two-bed apartments with 3 storey extension to the west to incorporate 6no apartments.

50. APPLICATION FOR PLANNING PERMISSION 105806/HHA/21 - 14 ORCHARD DRIVE, HALE

[Note: The Head of Planning and Development declared a Personal Interest in Application 105806/HHA/21, as she resides within the vicinity of the application site and left the meeting during consideration of this item.]

A report was submitted concerning an application for planning permission for the demolition of attached rear single storey structure and erection of single storey side and rear extensions and partial demolition of existing outbuilding including formation of new gable.

RESOLVED: That Members are minded to grant planning permission subject to the conditions now determined and also subject to no new comments being received; with the decision being delegated to the Head of Major Planning Projects.

51. CIVIC QUARTER AREA ACTION PLAN - SUBMISSION AND EXAMINATION STAGE

The Head of Planning and Development submitted a report which summarised the modifications proposed.

RESOLVED: That the Planning and Development Management Committee gives its approval to the formal submission of the CQAAP (together with associated submission documents, including the Schedule of Main Modifications) to the Secretary of State pursuant to Regulation 22

of the Town and Country Planning (Local Planning) (England) Regulations 2012.

52. SECTION 106 AND CIL UPDATE: 1 APRIL 2021 - 30 SEPTEMBER 2021

The Head of Planning and Development submitted a report which informed the Committee about the latest set of monitoring data for S106 Agreements and CIL Notices.

RESOLVED: That the contents of the report be noted.

53. IMPLEMENTATION OF THE NEW FIRST HOMES REQUIREMENT IN PLANNING DECISIONS FOR TRAFFORD

The Head of Strategic Growth Services submitted a report which provided information on the Ministerial Statement “Affordable Homes Update” that came into effect on 28th June 2021, which requires new planning applications determined after 28th December 2021 to include a minimum of 25% of ‘First Homes’ as part of local affordable housing provision/contributions.

RESOLVED: That the required changes to the application of Trafford’s affordable housing policies and how this will be applied to planning decisions from 29th December 2021 onwards be noted.

The meeting commenced at 6.35 pm and concluded at 8.37 pm.