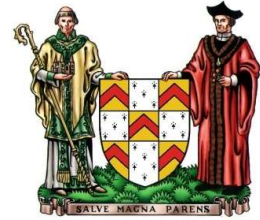


Lichfield City Council

City Council Offices, Donegal House, Bore Street, Lichfield, WS13 6LU

Town Clerk: Anthony D Briggs, B.A. (Hons), CiLCA



To: Members of the Planning Committee

TB/JT

19 February 2025

Dear Councillor

At its meeting of 26 April 2021, the City Council adopted revised Planning Committee Terms of Reference, allowing ward members to provide an agreed ward level response to planning matters, and for that response to be submitted in the name of the City Council via delegated authority given to the Town Clerk in consultation with the Chair of the Committee and the Leader of the Council.

In line with previous Planning Committee procedures, the Terms of Reference also require annual approval by Council of set dates whereby a meeting of the Committee can be held if necessary. If a meeting is *not* required, officers circulate the planning matters under discussion to all members in compliance with that schedule, rather than a formal meeting agenda. The next scheduled date is **Wednesday 26 February 2025**. At this time, there has been no request for a meeting to be held, and this document is therefore provided in lieu of an agenda. The ability to call a meeting as set out in Standing Orders continues to apply.

Comments submitted via delegated authority will be circulated to all members and received by the City Council at a subsequent meeting. Both this document and finalised comments will be published on the City Council's website.

Please note: Ward members have responded to the majority of planning applications contained herein, the remaining deadlines for submissions appear in red.

Please submit comments to janet.taylor@lichfield.gov.uk

Yours sincerely

A handwritten signature in black ink, appearing to read 'A Briggs'.

Tony Briggs
Town Clerk

1 DECLARATIONS OF INTEREST AND REQUESTS FOR DISPENSATIONS

All members are reminded that they are required to declare interests when appropriate in line with the City council's Code of Conduct. Where an interest under appendix 'A' exists, the relevant member should take no part in discussions or voting on the matter.

LCC Members who are also members of LDC's Planning and/or Licensing Committee provide comments as a preliminary view only at this stage, and they may change their view when they hear all the evidence at a meeting of Lichfield District Council's Planning and/or Licensing Committee.

Cllr J Christie declared an interest in application 24/01168/FUL as he is Chair of Beacon Street Area Residents Association.

2 COMMENTS SUBMITTED TO 23 JANUARY 2025

Attached for reference are the comments submitted under delegated authority to 23 January 2025.

3 PLANNING APPLICATIONS

- a) To submit comments to Lichfield District Council on Planning Applications as listed in **Appendix A**
- b) To note decisions of Lichfield District Council on Planning Applications as listed in **Appendix B**
- c) To submit comments to Lichfield District Council for an application for a pavement licence (previously circulated by email), if any:

None.

- d) To note decisions of Lichfield District Council outlining its reasons for determining applications differently from the recommendations of the City Council (if any):

None.

- e) To submit comments to Planning Inspectorate for a planning appeal:

24/00029/REF - Rose Bower, Stafford Road, Lichfield - Appeal against the refusal of 24/00588/COU for the change of use of domestic outbuilding to dwelling house.

Lichfield City Council: No change to comments already submitted to Lichfield District Council on this application.

24/00030/REF – 19 Queen Street, Lichfield – Appeal against the refusal of 23/00989/FUL for the demolition of existing valeting bay and removal of containers and erection of MOT/Diagnostics building.

Lichfield City Council: AMENDED comments on 7 February 2025

- *We strongly support this application which enhances the work of a local business. The view of the church is not grounds to reject the application. The proposed new building does not obstruct the view from neighbouring properties and the church is quite a distance from the proposed new building.*

- f) To note the decision of the Planning Inspectorate for the following planning appeal:

Planning Appeal - 24/00016/REF- 47 Norwich Close, Lichfield - Appeal against the refusal of 24/00191/OUT for the erection of a 3 bedroom detached dwelling (Outline with All Matters Reserved):

- *Appeal dismissed.*

Planning Appeal - 24/00015/REF - 1 Bore Street, Lichfield - Appeal against the refusal of 24/00210/FUL for the retention of conversion of part of first floor to 2 flats (ancillary use of shop unit).

- *Appeal dismissed.*

4 STREET NAMING

To submit comments to Lichfield District Council on street naming for 18 roads on the Cricket Lane development:

We recommend that the following names from the War Memorial in Remembrance Gardens are used: *Banton, Cook, Derry, Emery, Foster, Grant, Irwin, Jakeman, Lamb, Macpherson, Nicholls, Payne, Ridgway, Sedgwick, Thorneloe, Ashbridge, Humphries and Evans.*

5 TEMPORARY ROAD TRAFFIC REGULATION ORDER

Members are asked to note receipt of the following Temporary Road Traffic Regulations from Staffordshire Highways (previously circulated via email on 14 Jan, 17 Jan, 23 Jan, 27 Jan and 31 Jan):-

*Various Streets, Lichfield
Wissage Road, Lichfield
Ivanhoe Road, Lichfield
Netherstowe Lane, Lichfield
Shortbutts Lane, Lichfield
Gilbert Road, Lichfield*

**LICHFIELD CITY COUNCIL
PLANNING APPLICATIONS COMMITTEE**

23 January 2025

LCC comments for submission to Lichfield District Council

App No.	Details	Site	LCC Recommendation
24/01168/FUL	Erection of 3 Padel tennis courts, facilities building, fencing, flood lighting and associated works	Land At Beacon Park, Greenhough Road	See comments attached
24/01333/FUH	Erection of a two storey side extension	15 Gorsty Bank	No objections
24/01287/FULM	Demolition of existing buildings, construction of new gospel hall with provision of associated car parking and hardstanding, access, landscaping, boundary treatments and associated works	Land Off Grange Lane	No objections subject to approval by SCC Highways Department
24/01285/FULM	Section 73 application to vary Condition 17 permission 19/00732/OUTMEI relating to providing a scheme of highway improvements for the junction of Watery Lane and Eastern Avenue	Land North East of Watery Lane, Curborough	Recommend refusal; The required works should be completed before any houses are occupied as per previous planning approval
24/01214/FUH	Erection of oak framed sun-room outbuilding	Russet House, Shaw Lane	No objections
24/01300/FUH	Erection of single storey rear extension and extension of rear existing patio	47 High Grange	No objections
24/01306/FUH	Erection of a loft conversion with installation of dormer window to create master bedroom suite with en-suite (Fast Track)	1 Halfpenny Lane	No objections
24/01296/LBC	Listed building consent (Alteration): Repairs to Master's House boundary wall and to settlement area of external patio terrace adjacent the boundary wall	St Johns Hospital, St John Street	No objections
24/01332/LBC	Works to Listed building to enable the installation of timber casement window	The Angel Croft, Apartment 4, Beacon Street	No objections
24/01394/LBC	Works to Listed building to enable the conversion of former Library building to residential apartments (21 units) together with associated demolition, alterations, ancillary structures, external site works and landscaping	Former Library, The Friary	No objections
24/01268/CLE	Certificate of Lawfulness (Existing) : Retention of loft conversion with dormer window	22 Maxtock Avenue	Ward comment awaited

**LICHFIELD CITY COUNCIL
PLANNING APPLICATIONS COMMITTEE**

23 January 2025

LCC comments for submission to Lichfield District Council

App No.	Details	Site	LCC Recommendation
24/00651/LBC	Section 19 application to vary condition 2 of (approved plan) 20/01375/LBC to allow staircase revisions, additional rooflight and window, relocated rooflight, addition of window glazing bars and glazed entrance screen, relocation of door, retention of vaulting holes and glazing to roof	The Angel Croft Bothy, Beacon Street	No objections
24/00004/FUH	Erection of single storey extension to rear, alterations to adjust two dormers into a single dormer to rear elevation and minor external alterations to glazing and roof lights to reflect internal renovations and garage conversion	4 Whitehall, Beacon Street	No objections
24/01288/FUL	Application under section 73 to vary condition 2 of permission 11/00343/FUL to allow a revision of the overall design plus the inclusion of sustainable features	Garthfell House, Quarry Hills Lane	No objections
24/01337/FUL	Section 73 application to vary condition 2 permission 23/01395/COU relating to various internal and external alterations including layouts, works to roof including blocking of rooflight, installation of Automatic Opening Vent, demolition of rear porch, blocking of window openings, alteration of windows to form doorways and erection of a cycle store	71-73 Upper St John Street	No objections
24/01329/LBC	Section 73 application to vary condition 2 permission 23/01395/COU relating to various internal and external alterations including layouts, works to roof including blocking of rooflight, installation of Automatic Opening Vent, demolition of rear porch, blocking of window openings, alteration of windows to form doorways and erection of a cycle store	71-73 Upper St John Street	No objections
24/01369/FUH	Erection of a single storey ground floor extension (re submission of 24/00812/FUH)	30 Scott Close	No objections
24/01294/LBC	Repairs to plinth blocks, door and windows	47 Stowe Street	No objections subject to LDC Planning Officer finding plans are acceptable (as documents are not clear)

**LICHFIELD CITY COUNCIL
PLANNING APPLICATIONS COMMITTEE**

23 January 2025

LCC comments for submission to Lichfield District Council

App No.	Details	Site	LCC Recommendation
24/01261/FUL	Conversion of two existing dwellings to a single dwelling & erection boundary fencing	Netherstowe House North And Netherstowe House South	No objections subject to LDC Planning Officer finding plans are acceptable (as some documents relate to previous applications and are confusing)
24/01262/LBC	Works to listed building to enable the conversion of two existing dwellings to a single dwelling & erection boundary fencing	Netherstowe House North And Netherstowe House South	No objections subject to LDC Planning Officer finding plans are acceptable (as some documents relate to previous applications and are confusing)
24/01364/FUH	Single storey extension to front of property to create porch area and garage conversion to form ground floor room and small WC room	26 Rocklands Crescent	No objections
24/01264/COU	Retrospective application to regularise planning consent 19/01319/PND (Prior Notification : Change of use from offices to 2 no. 2 bedroom apartments)	18A Market Street	No objections
24/01361/FUH	Installation of dropped kerb and creation of driveway	57 Chadswell Heights	No objections
24/01257/FUL	Replacement of side gate, redecorations to front facade of building and window replacement	22 Conduit Street	No objections
25/00022/ADV	Retention of an illuminated fascia signs	Dylan Convenience Store, 17 St John Street	No objections

Applications for submission of comments to Lichfield District Council 23 January 2025

Planning Application Consultation 24/01168/FUL - Land at Beacon Park, Greenhough Road, Lichfield

Erection of 3 Padel tennis courts, facilities building, fencing, flood lighting and associated works

Objections

- Aesthetically the building looks unimaginative and a block shape.

Observations

- Parking in this area is already a problem. Could LDC ensure that adequate free, or low priced, charging in its car parks is offered to encourage parking in the car parks rather than nearby streets.
- The ecology reports suggest that there could be bats. There could also be an issue with birds flying into the glass walls of the courts and this may have an impact on the biodiversity net gain figures.
- We are concerned to see loss of any trees in this location and question whether tree roots under the courts would mean these trees are also removed.
- Please consider whether there is sufficient demand for padel tennis.
- Please consider disabled access arrangements.
- Arrangements would be needed for waste collection.

Lichfield City Council

12.12.24

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 February 2025

Applications for submission of comments to Lichfield District Council

App No.	Amend No.	Ward	Details	Site	LCC Recommendation
24/01168/FUL	1	All	Erection of 3 Padel tennis courts, facilities building, fencing, flood lighting and associated works	Land At Beacon Park, Greenhough Road	No objections providing there is adequate parking provision
25/00039/FUH		Chadsmead	Erection of single storey rear and front extensions and 2 side extensions, conversion of garage and alterations to roof	20 Beecroft Avenue	No objections providing that the window shown in elevation B isn't looking into the neighbour's house
25/00034/FUH		Curborough	Single storey side extension to form bedroom and living area	37 Giles Road	No objections
25/00048/FUH		Curborough	Single storey rear extension	2 Willow Tree Close	No objections
25/00060/FUL		Leomansley	Demolition of existing glasshouses and structures, and construction of new commercial properties, parking, landscaping and associated works	The Plant Plot, Stafford Road	No objections
24/01268/CLE		Leomansley	Certificate of Lawfulness (Existing) : Retention of loft conversion with dormer window	22 Maxtock Avenue	No objections
25/00041/FUH		Leomansley	Erection of a single storey side extension	16 Chatterton Avenue	No objections
25/00065/FUH		Leomansley	Two storey front and rear extensions, single storey side extension, bay windows to front, new glazing, gable roofs to front and porch	19 Friary Avenue	No objections
25/00027/FUH		Leomansley	Single storey side extension	272 Beacon Street	No objections
25/00079/FUH		Leomansley	New flat roof to conservatory with lantern and installation of roof light to front and rear of dwelling	7 Ormonds Close	No objections
25/00094/COU		Leomansley	Conversion of residential dwelling to dental surgery	9 Queen Street	Ward comment awaited
24/00060/FUL	1	St Johns	Erection of detached 3 bedroom dwelling with associated parking, landscaping and cycle parking	Land To Rear of 30-34 Ivanhoe Road	No objections subject to arboricultural officer's recommendations
24/01288/FUL		St Johns	Application under section 73 to vary condition 2 of permission 11/00343/FUL to allow a revision of the overall design plus the inclusion of sustainable features	Garthfell House, Quarry Hills Lane	No objections

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 February 2025

Applications for submission of comments to Lichfield District Council

App No.	Amend No.	Ward	Details	Site	LCC Recommendation
25/00053/FUH		St Johns	Addition of new skylights, windows and doors, rebuilding of 2 existing single storey extensions	53A Tamworth Road	No objections subject to the recommended replanting being implemented
25/00069/FUH		St Johns	Single story rear and first floor side extension with internal alterations	12 Minors Hill	No objections
25/00087/FUH		St Johns	Installation of new dormers and roof lights within existing roof	14 Cricket Lane	No objections
25/00089/FUH		St Johns	Erection of detached garage with annexe above and conversion of existing garage and various alterations to bungalow	41A Borrowcop Lane	No objections
25/00014/LBC		Stowe	Works to listed building to enable the refurbishment of shop front	30 Market Street	No heritage statement has been provided. We have no objections subject to the heritage impact being deemed acceptable by the relevant LDC planning officers
25/00029/FUH		Stowe	Ground floor and side extensions	30 Johnson Close	No objections
25/00055/FUL		Stowe	Alteration and extension of an office building to create 2 new 2-bedroom residential apartments on the first floor and second floor while altering the layout for the retained office space on the ground floor	23 Lombard Street	No objection subject to the conditions imposed on the previous applications for this property - 24/00513/FUL and 24/00514/LBC
25/00056/LBC		Stowe	Works to listed building to enable the alteration and extension of an office building to create 2 new 2-bedroom residential apartments on the first floor and second floor while altering the layout for the retained office space on the ground floor	23 Lombard Street	No objection subject to the conditions imposed on the previous applications for this property - 24/00513/FUL and 24/00514/LBC
25/00083/FUL		Stowe	Garden refurbishment including new bi-fold doors to outbuilding and new lighting	28 Beacon Street	No objections
25/00022/ADV	1	Stowe	Retention of an illuminated fascia signs	Dylan Convenience Store, 17 St John Street	No objections providing the demands of the Conservation Officer are addressed
25/00109/FUL		Stowe	Installation of new steps and disabled access ramp to the front of Wade Street Church and installation of new timber-framed glazed screen in front of front door	Wade Street United Reformed Baptist Church, Wade Street	Comments by 24 Feb

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 February 2025

Applications for submission of comments to Lichfield District Council

App No.	Amend No.	Ward	Details	Site	LCC Recommendation
25/00110/LBC		Stowe	Works to listed building to enable Installation of new steps and disabled access ramp to the front of Wade Street Church and installation of new timber-framed glazed screen in front of front door	Wade Street United Reformed Baptist Church, Wade Street	Comments by 24 Feb
25/00122/ADV		Stowe	Installation of various signs including a wall-mounted, illuminated cruciform sign, church name and logo signage with individual lettering and digital noticeboard	Wade Street United Reformed Baptist Church, Wade Street	Comments by 24 Feb

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 February 2025

LDC Decisions on Planning Applications

App No.	LCC PAC Date	Details	Site	LCC Approve /Refuse	LDC Approve /Refuse
24/01255/FUH	12/12/24	Erection of a single storey side extension	67 Meadowbrook Road	APPROVE	APPROVE
24/01214/FUH	23/01/25	Erection of Oak framed Sun-Room Outbuilding	Russet House, Shaw Lane	APPROVE	APPROVE
24/01061/LBC	06/11/24	Installation of BT ducting, a UFS box, invisilight cabling and a point of entry box above each flat's front door	The Malt House, Cairns Close	APPROVE	APPROVE
24/01300/FUH	23/01/25	Erection of single storey rear extension and extension of rear existing patio	47 High Grange	APPROVE	APPROVE
24/01288/FUL	23/01/25	Application under section 73 to vary condition 2 of permission 11/00343/FUL to allow a revision of the overall design plus the inclusion of sustainable features	Garthfell House, Quarry Hills Lane	APPROVE	APPROVE
24/01091/FUL	12/12/24	Installation of dropped kerb and creation of two parking bays in front garden	126 Walsall Road	APPROVE	WITHDRAWN BY APPLICANT
24/01296/LBC	23/01/25	Listed building consent (Alteration): Repairs to Master's House boundary wall and to settlement area of external patio terrace adjacent the boundary wall	St Johns Hospital, St John Street	APPROVE	APPROVE
24/01296/LBC	23/01/25	Listed building consent (Alteration): Repairs to Master's House boundary wall and to settlement area of external patio terrace adjacent the boundary wall	St Johns Hospital, St John Street	APPROVE	APPROVE
24/01333/FUH	23/01/25	Erection of a two storey side extension	15 Gorsty Bank	APPROVE	APPROVE
24/01369/FUH	23/01/25	Erection of a single storey ground floor extension (re-submission of 24/00812/FUH)	30 Scott Close	APPROVE	APPROVE
24/01168/FUL	24/01/25	Erection of 3 Padel tennis courts, facilities building, fencing, flood lighting and associated works	Land At Beacon Park, Greenhough Road	APPROVE	APPROVE
24/00693/FUL & 24/00694/LBC	06/11/24	Proposed change of use from commercial class E to 3 self-contained residential units (Use Class C3)	27-33 Levetts Fields	APPROVE	APPROVE
24/01361/FUH	24/01/25	Installation of dropped kerb and creation of driveway	57 Chadswell Heights	APPROVE	APPROVE

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 February 2025

LDC Decisions on Planning Applications

App No.	LCC PAC Date	Details	Site	LCC Approve /Refuse	LDC Approve /Refuse
24/00759/FUL	29/08/24	Section 73 application to vary condition 2 of permission 23/00646/FUL relating to various internal and external alterations including 10 additional windows, omission of 7 rooflights, 6 sun tunnels, roof dormer and 2 solid steel doors, inclusion of external escape stairs and external glazed screens	Lichfield Cricket And Hockey Club, Eastern Avenue	APPROVE	APPROVE
24/01076/COU	06/11/24	Refurbishment of ground floor (Public House) and conversion of first and second floors to form 4 self contained flats and associated works	Former Chameleon, 4 Bore Street	REFUSE	REFUSE
24/01077/LBC	06/11/24	Works to Listed building to enable the refurbishment of ground floor (Public House) and conversion of first and second floors to form 4 self contained flats and associated works	Former Chameleon, 4 Bore Street	REFUSE	REFUSE
24/01268/CLE	07/02/25	Certificate of Lawfulness (Existing) : Retention of loft conversion with dormer window	22 Maxtock Avenue	APPROVE	APPROVE
24/00060/FUL	11/02/25	Erection of detached 3 bedroom dwelling with associated parking, landscaping and cycle parking	Land To Rear of 30-34 Ivanhoe Road	APPROVE	APPROVE
24/01257/FUL	23/01/25	Replacement of side gate, redecorations to front facade of building and window replacement	22 Conduit Street	APPROVE	APPROVE
24/01142/FULM	12/12/24	Demolition of existing dwellinghouse and outbuildings and erection of 10 dwellings, access and internal driveway and associated landscaping and works	Land At Rosaries, Trent Valley Road	REFUSE	REFUSE
25/00039/FUH	26/02/25	Erection of single storey rear and front extensions and 2 side extensions, conversion of garage and alterations to roof	20 Beecroft Avenue	WITHDRAWN BY APPLICANT	WITHDRAWN BY APPLICANT