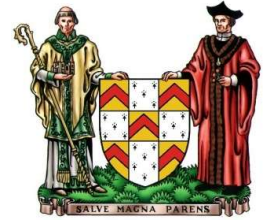


Lichfield City Council

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 March 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 March 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 'Tony 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.

2 COMMENTS SUBMITTED TO 26 FEBRUARY 2025

Attached for reference are the comments submitted under delegated authority to 26 February 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:

55 Wade Street – No objections.

Bore Street Bakery - No objections.

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

25/00034/FUH – 37 Giles Road, Lichfield – Single storey side extension to form bedroom and living area.

Lichfield City Council: APPROVE on 27 January 2025

APPROVE for the following reasons:

- *No objections.*

Lichfield District Council: REFUSE on 19 February 2025

REFUSE for the following reasons:

- *The scale and design of the proposed development fails to enhance local distinctiveness or have a satisfactory relationship with its surrounding development which results in a prominent and incongruous development which creates an unhelpful sense of enclosure on this open corner site which fails to positively enhance the character of the surroundings and/or building line.*

25/00069/FUH – 12 Minors Hill, Lichfield – Single story rear and first floor side extension with internal alterations.

Lichfield City Council: APPROVE on 26 February 2025

APPROVE for the following reasons:

- *No objections.*

Lichfield District Council: REFUSE on 10 March 2025

REFUSE for the following reasons:

- *The first floor side extension is not wholly subordinate to the original house in terms of scale and bulk as it is not set down, back or set off the common boundary. The continuity of the space at first floor level is considered an important characteristic of the street scene in this location and the proposal would seek to close this important space which could lead to an unfortunate terracing effect to the detriment of both the character of the street scene and location.*

4 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 10 Mar (x5), 11 Mar and 17 Mar):-

Greenhill, Tamworth Street, Gresley Row and George Lane, Lichfield
Chapel Lane, Lichfield
Various Streets, Lichfield
Various Streets, Lichfield
Knowle Lane, Lichfield
Burton Road, Lichfield
A461 St Johns Avenue, Lichfield
Overnight Closures A38 Southbound

**LICHFIELD CITY COUNCIL
PLANNING APPLICATIONS COMMITTEE**

26 February 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 | No objections providing there is adequate parking provision |
| 25/00039/FUH | 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 | Single storey side extension to form bedroom and living area | 37 Giles Road | No objections |
| 25/00048/FUH | Single storey rear extension | 2 Willow Tree Close | No objections |
| 25/00060/FUL | 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 | Certificate of Lawfulness (Existing) : Retention of loft conversion with dormer window | 22 Maxtock Avenue | No objections |
| 25/00041/FUH | Erection of a single storey side extension | 16 Chatterton Avenue | No objections |
| 25/00065/FUH | 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 | Single storey side extension | 272 Beacon Street | No objections |
| 25/00079/FUH | 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 | Conversion of residential dwelling to dental surgery | 9 Queen Street | No objections |
| 24/00060/FUL | 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 | 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 |
| 25/00053/FUH | 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 | Single story rear and first floor side extension with internal alterations | 12 Minors Hill | No objections |
| 25/00087/FUH | Installation of new dormers and roof lights within existing roof | 14 Cricket Lane | No objections |

**LICHFIELD CITY COUNCIL
PLANNING APPLICATIONS COMMITTEE**

26 February 2025

LCC comments for submission to Lichfield District Council

| App No. | Details | Site | LCC Recommendation |
|----------------|--|---|--|
| 25/00089/FUH | 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 | 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 | Ground floor and side extensions | 30 Johnson Close | No objections |
| 25/00055/FUL | 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 | 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 | Garden refurbishment including new bi-fold doors to outbuilding and new lighting | 28 Beacon Street | No objections |
| 25/00022/ADV | 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 | 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 | No objections |
| 25/00110/LBC | 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 | No objections |
| 25/00122/ADV | 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 | No objections |

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 March 2025

Applications for submission of comments to Lichfield District Council

| App No. | Amend No. | Ward | Details | Site | LCC Recommendation |
|-----------------------------|-----------|------------|---|--------------------------------------|--|
| 25/00166/REM M | | All | Approval of reserved matters, including appearance, layout, scale and landscaping for the erection of a commercial unit and 3 ancillary retail units with associated servicing areas, landscaping and car parking (pursuant to permission 24/00912/FUL) | Land South of Shortbutts Lane | No objections but urge that pedestrian crossings be provided on the Birmingham Road and the southern bypass to facilitate access on foot. Also, concern that there is no allocation of space for GP Surgery facilities |
| 25/00171/FUH | | Boley Park | Garage conversion and installation of new porch | 72 Pentire Road | No objections |
| 25/00270/FUH | | Boley Park | Single storey side extension and creation of parking area | 56 Netherbridge Avenue | Comments by 24 March |
| 25/00200/FUH | | Chadsmead | Loft conversion with front dormer and 3 dormers to the rear | 60 Gaia Lane | No objections |
| 25/00268/FUL & 25/00269/ADV | | Chadsmead | Retention of 1 illuminated logo panel, 1 illuminated top sign and 1 illuminated bottom sign | Go Local, 46-48 Wheel Lane | No objections |
| 25/00213/FUH | | Curborough | Single storey rear extension | 5 Salisbury Close | No objections |
| 25/00032/FUL | | Leomansley | Demolition/removal of existing adventure golf course and replacement with a new 9-hole adventure golf course and all associated engineering operations and ancillary works | Land At Beacon Park (Adventure Golf) | No objections |
| 25/00124/FUH | | Leomansley | Erection of rear dormer with 2 windows and the installation of 1 velux roof light to the front to facilitate loft conversion | 68 Harrington Walk | Comments by 23 March |
| 25/00257/FUH | | Leomansley | Erection of a first floor rear extension | 4 Sandfield Close | Comments by 24 March |
| 25/00274/FUH | | Leomansley | Proposed rear extension replacing existing conservatory | 6 Alesmore Meadow | Comments by 24 March |
| 25/00284/COU | | Leomansley | Conversion of an existing office building into a single residential dwelling | The Old Stables, Friars Alley | Comments by 24 March |
| 25/00170/COU | | St Johns | Change of use of class E building to four residential apartments and associated works | 71A Upper St John Street | No objections |
| 25/00127/FUH | | St Johns | Orangery extension to create dining area | 35 Tamworth Road | No objections |

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 March 2025

Applications for submission of comments to Lichfield District Council

| App No. | Amend No. | Ward | Details | Site | LCC Recommendation |
|-----------------------------|-----------|----------|---|--|---|
| 25/00279/FUH | | St Johns | Erection of single storey rear extension and 2 rooflights with internal alterations | 12 Minors Hill | Comments by 24 March |
| 25/00145/FUH | | Stowe | Single storey rear and two storey side and rear extensions and various internal alterations | 46 Burton Old Road West | No objections |
| 25/00157/FUL | | Stowe | Installation of a replacement floodlighting system consisting of 16 LED floodlights fitted to new 18m columns | Lichfield City Football Club Sports Ground, Brownsfield Road | No objections |
| 25/00203/LBC & 25/00202/FUH | | Stowe | Works to listed building to enable the erection of a single storey rear extension | Netherstowe House North & Netherstowe House South | No objections to this application providing the required tree preservation measures are implemented and that there are no objections from the Heritage Officer |
| 25/00118/FUL & 25/00231/LBC | | Stowe | Section 73 application to vary condition 2 (Approved Plans) of application 22/01366/FUL to reduce the size and scale of the development | 10 Lombard Street | No objections |
| 25/00216/LBC | | Stowe | Works to listed building to enable the removal of existing boiler and flue from outhouse and installation of replacement boiler to first floor bathroom | 11 The Close | No objections |
| 25/00251/FUH | | Stowe | Erection of single storey front and rear extensions and two storey side extension | 54 Burton Old Road West | Comments by 23 March |
| 25/00264/LBC | | Stowe | Works to a listed building to allow internal reconfiguration including erection of 2 partition walls, partial removal of existing wall and associated works | The Corn Exchange, Heritage Bar & Grill , Conduit Street | Comments by 23 March |

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 March 2025

LDC Decisions on Planning Applications

| App No. | LCC PAC Date | Details | Site | LCC Approve /Refuse | LDC Approve /Refuse |
|----------------|-----------------------------|---|---|------------------------------------|------------------------------------|
| 25/00065/FUH | 26/02/25 | 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 | APPROVE | APPROVE |
| 25/00034/FUH | 27/01/25 | Single storey side extension to form bedroom and living area | 37 Giles Road | APPROVE | REFUSE |
| 24/01332/LBC | 23/01/25 | Works to listed building to enable the installation of timber casement window | The Angel Croft, Apartment 4, Beacon Street | APPROVE | APPROVE |
| 24/01294/LBC | 23/01/25 | Repairs to plinth blocks, door and windows | 47 Stowe Street | APPROVE | APPROVE |
| 25/00029/FUH | 26/02/25 | Ground floor and side extensions | 30 Johnson Close | APPROVE | APPROVE |
| 25/00048/FUH | 26/02/25 | Single storey rear extension | 2 Willow Tree Close | APPROVE | APPROVE |
| 25/00014/LBC | 26/02/25 | Works to listed building to enable the refurbishment of shop front | 30 Market Street | APPROVE | APPROVE |
| 25/00027/FUH | 26/02/25 | Single storey side extension | 272 Beacon Street | APPROVE | APPROVE |
| 25/00022/ADV | 26/02/25 | Retention of an illuminated fascia signs | Dylan Convenience Store, 17 St John Street | REFUSE | REFUSE |
| 25/00041/FUH | 26/02/25 | Erection of a single storey side extension | 16 Chatterton Avenue | APPROVE | APPROVE |
| 25/00079/FUH | 26/02/25 | New flat roof to conservatory with lantern and installation of roof light to front and rear of dwelling | 7 Ormonds Close | APPROVE | APPROVE |
| 25/00069/FUH | 26/02/25 | Single storey rear and first floor side extension with internal alterations | 12 Minors Hill | APPROVE | REFUSE |
| 25/00053/FUH | 26/02/25 | Addition of new skylights, windows and doors, rebuilding of 2 existing single storey extensions | 53A Tamworth Road | APPROVE | APPROVE |
| 25/00060/FUL | 26/02/25 | Demolition of existing glasshouses and structures, and construction of new commercial properties, parking, landscaping and associated works | The Plant Plot, Stafford Road | APPROVE | APPROVE |
| 24/01012/FUH | 03/10/24 | Installation of an external air conditioning unit | 6 Lawford Avenue | APPROVE | WITHDRAWN BY APPLICANT |

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

26 March 2025

LDC Decisions on Planning Applications

| App No. | LCC PAC Date | Details | Site | LCC Approve /Refuse | LDC Approve /Refuse |
|----------------|-----------------------------|--|-----------------|------------------------------------|------------------------------------|
| 25/00087/FUH | 26/02/25 | Installation of new dormers and roof lights within existing roof | 14 Cricket Lane | APPROVE | APPROVE |