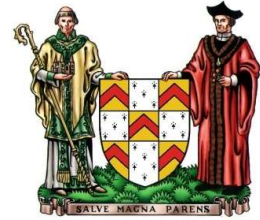


# Lichfield City Council

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

23 April 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 30 April 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](mailto: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 planning application 25/00124/FUH as the applicant is a friend.*

## 2 COMMENTS SUBMITTED TO 26 MARCH 2025

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

*The Dirty Cow – no objection to the above application subject to the hours being in line with other establishments in the area and Staffordshire Highways approval of the space taken.*

*Ricco and Loren - no objection to the above application subject to the hours being in line with other establishments in the area and Staffordshire Highways approval of the space taken.*

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

**25/00094/COU – 9 Queen Street, Lichfield** – Conversion of residential dwelling to dental surgery.

Lichfield City Council: APPROVE on 26 February 2025  
APPROVE for the following reasons:

- *No objections.*

Lichfield District Council: REFUSE on 17 March 2025  
REFUSE for the following reasons:

- *The applicant has provided insufficient information to demonstrate adequate noise attenuation to protect the amenity of the adjoining residential property given the existing insulation is unlikely to provide an effective barrier to noise, and no mitigation measures have been submitted. Without a noise assessment or an insulation scheme, the proposal fails to demonstrate that it would not result in unacceptable noise impacts on residential amenity.*
- *The applicant has failed to demonstrate that the proposed development provides sufficient and suitable parking arrangements to accommodate the expected demand from expanded premises for both staff and patients. The lack of clarity regarding the availability, ownership, and adequacy of the proposed parking spaces raises concerns regarding increased pressure on on-street parking and potential highway safety implications.*

### 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 17 Mar, 19 Mar, 21 Mar, 27 Mar, 31 Mar, 1 Apr(x2), 4 Apr, 8 Apr(x2), 10 Apr(x2) and 17 Apr):-

*Various Streets, Lichfield  
Amended Advanced Works Notification for A38  
Cathedral to Castle Run 2025  
Cricket Lane, Lichfield*

*Greenhill, Tamworth Street, Gresley Row and George Lane, Lichfield*  
*Shortbutts Lane, Lichfield*  
*A51 Stafford Road onto A5192 Eastern Avenue, Lichfield*  
*Eastern Avenue, Lichfield*  
*Friary Island, Lichfield*  
*Various Roads, Lichfield*  
*Various Streets – Lichfield*  
*Tamworth Street, Lichfield*  
*Various Streets - Lichfield*

**LICHFIELD CITY COUNCIL**  
**PLANNING APPLICATIONS COMMITTEE**  
**26 March 2025**

***LCC comments for submission to Lichfield District Council***

<b>App No.</b>	<b>Details</b>	<b>Site</b>	<b>LCC Recommendation</b>
25/00166/REM M	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	<b>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</b>
25/00171/FUH	Garage conversion and installation of new porch	72 Pentire Road	<b>No objections</b>
25/00270/FUH	Single storey side extension and creation of parking area	56 Netherbridge Avenue	<b>No objections</b>
25/00200/FUH	Loft conversion with front dormer and 3 dormers to the rear	60 Gaia Lane	<b>No objections</b>
25/00268/FUL & 25/00269/ADV	Retention of 1 illuminated logo panel, 1 illuminated top sign and 1 illuminated bottom sign	Go Local, 46-48 Wheel Lane	<b>No objections</b>
25/00213/FUH	Single storey rear extension	5 Salisbury Close	<b>No objections</b>
25/00032/FUL	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)	<b>No objections</b>
25/00124/FUH	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	<b>No objections</b>
25/00257/FUH	Erection of a first floor rear extension	4 Sandfield Close	<b>Ward comment awaited</b>
25/00274/FUH	Proposed rear extension replacing existing conservatory	6 Alesmore Meadow	<b>No objections</b>
25/00284/COU	Conversion of an existing office building into a single residential dwelling	The Old Stables, Friars Alley	<b>No objections</b>
25/00170/COU	Change of use of class E building to four residential apartments and associated works	71A Upper St John Street	<b>No objections</b>
25/00127/FUH	Orangery extension to create dining area	35 Tamworth Road	<b>No objections</b>
25/00279/FUH	Erection of single storey rear extension and 2 rooflights with internal alterations	12 Minors Hill	<b>Ward comment awaited</b>
25/00145/FUH	Single storey rear and two storey side and rear extensions and various internal alterations	46 Burton Old Road West	<b>No objections</b>

**LICHFIELD CITY COUNCIL  
PLANNING APPLICATIONS COMMITTEE**

**26 March 2025**

***LCC comments for submission to Lichfield District Council***

<b>App No.</b>	<b>Details</b>	<b>Site</b>	<b>LCC Recommendation</b>
25/00157/FUL	Installation of a replacement floodlighting system consisting of 16 LED floodlights fitted to new 18m columns	Lichfield City Football Club Sports Ground, Brownsfield Road	<b>No objections</b>
25/00203/LBC & 25/00202/FUH	Works to listed building to enable the erection of a single storey rear extension	Netherstowe House North & Netherstowe House South	<b>No objections to this application providing the required tree preservation measures are implemented and that there are no objections from the Heritage Officer</b>
25/00118/FUL & 25/00231/LBC	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	<b>No objections</b>
25/00216/LBC	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	<b>No objections</b>
25/00251/FUH	Erection of single storey front and rear extensions and two storey side extension	54 Burton Old Road West	<b>No objections</b>
25/00264/LBC	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	<b>No objections</b>

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

30 April 2025

*Applications for submission of comments to Lichfield District Council*

App No.	Amend No.	Ward	Details	Site	LCC Recommendation
25/00267/OUTFLM		All	Section 73 application to vary condition 36 (Highways England Swinfen Island Works) of permission 18/01217/OUTFLM to amend the trigger for the delivery of the Swinfen Island infrastructure works	Land At Cricket Lane	See comments attached
25/00317/FUH		Boley Park	Erection of orangery extension to rear	28 Cornfield Drive	No objections
25/00383/FU		Boley Park	Construction of porch to front elevation (over 3m height)	3 Bracken Close	No objections
25/00390/FUH		Boley Park	Single storey rear extension and internal alterations	1 Freeford Gardens	No objections
25/00346/FUH		Chadsmead	Two storey side and rear extension, single storey front and rear extension including porch	89 Weston Road	No objections
25/00391/FUH		Chadsmead	Front first floor gable extension, addition of front bay window, enclosure of existing porch, garage conversion and rear single storey extension and alteration to existing garden retaining walls	11 Bulldog Lane	No objections subject to 45 degree rule in relation to 17 Bulldog Lane
25/00462/FUH		Chadsmead	Demolition of existing front, side and rear single storey element and construction of a two storey front, side and rear extensions with internal alterations	96 Gaia Lane	Comments by 25 Apr
25/00349/FUH		Curborough	Single storey side extension to form bedroom and living area	37 Giles Road	No objections
25/00298/FUH		Leomansley	Single and two storey side extension with separate loft conversion (resubmission of 24/01216/FUH)	167 Lower Sandford Street	No objections
25/00332/FUH		Leomansley	Garage conversion	137 Walsall Road	No objections
25/00314/FUH		Leomansley	Erection of front porch	44 Walnut Walk	No objections
25/00380/FUH		Leomansley	Single storey rear extension	35 Sandfield Meadow	No objections
25/00315/FUH		Leomansley	Erection of first floor side extension and the erection of a double storey rear extension	10 Fern Croft	Comments by 24 Apr
25/00466/FUH		Leomansley	Erection of infill single storey front extension and replacement of current flat roof with mono-pitched roof	42 Ferndale Road	Comments by 25 Apr
25/00467/FUH		Leomansley	Porch to front of dwelling	32 Stafford Road	Comments by 27 Apr

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

30 April 2025

*Applications for submission of comments to Lichfield District Council*

App No.	Amend No.	Ward	Details	Site	LCC Recommendation
25/00470/COU		Leomansley	Change of use from a residential dwelling to become part of Spires Dental Surgery	9 Queen Street	<b>Comments by 27 Apr</b>
25/00279/FUH		St Johns	Erection of single storey rear extension and 2 rooflights with internal alterations	12 Minors Hill	<b>No objections</b>
25/00343/FUH		St Johns	Conversion of existing outside storage area to part storage/part hobby room to include a new flat roof	17 Hillside	<b>No objections</b>
25/00389/FUH		St Johns	First floor side extension and garage conversion to create a home office, an additional bedroom and a larger family bathroom	36 Redlock Field	<b>No objections</b>
25/00307/COU		St Johns	Change of use of 28-30 Chapel Lane from a 7-person HMO (Class Sui Generis) to 9-person HMO (Class Sui Generis), installation of dormer windows to facilitate loft conversion, increased bicycle parking; retention of existing shop (Class E)	28 Chapel Lane	<b>No objections providing the same conditions are attached as on the previous application 22/01709/COU and that the bin storage area is extended to allow for the number of bins required by the Waste Officer</b>
25/00471/COU		St Johns	Conversion of one side of detached double garage to dog grooming salon	74 Manor Rise	<b>Comments by 27 Apr</b>
25/00299/FUH		Stowe	First floor and single storey rear extensions to form kitchen and en suite	Ashleigh, Station Road	<b>No objections</b>
25/00338/FUH		Stowe	Erection of a two storey rear extension	29 Burton Old Road West	<b>No objections</b>
25/00310/LBC		Stowe	Works to listed building to enable the re-roofing of flat roof, replace main skylight and board up 3 others and remove redundant extractor fan	8 Conduit Street	<b>No objections</b>
25/00283/FUH		Stowe	Erection of new flat roof and roof lantern to garage and internal works	12 Auchinleck Drive	<b>No objections</b>
25/00337/LBC		Stowe	Works to listed building to enable alterations including removal second floor living room and replacing with a split mezzanine floor	29-33 Levetts Fields	<b>No objections</b>
25/00412/FUH		Stowe	Erection of front porch	45 Lime Grove	<b>No objections</b>

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

30 April 2025

*Applications for submission of comments to Lichfield District Council*

App No.	Amend No.	Ward	Details	Site	LCC Recommendation
25/00288/COU		Stowe	Change of use from E(a) to E(b), erection of a two storey side extension, including fire escape stairs and creation of external seating area	34 Bakers Lane	No objections
25/00381/FUL & 25/00011/LBC		Stowe	Upgrades to existing outdoor area with the erection of a stand-alone wooden garden canopy and the relocation of the cellar cooling unit. (Retrospective)	Duke Of York	No objections
25/00161/COU		Stowe	Change of use of a former bowling green/pub amenity space to car parking (Retrospective)	Duke Of York	Comments by 25 Apr



**Applications for submission of comments to Lichfield District Council 30 April 2025**

**Planning Application Consultation 25/00267/OUTFLM - Land At Cricket Lane, Lichfield**

**Section 73 application to vary condition 36 (Highways England Swinfen Island Works) of permission 18/01217/OUTFLM to amend the trigger for the delivery of the Swinfen Island infrastructure works.**

We recommend refusal of this application. The developer's statistics do show some likely increase in traffic and we do not think the safety provisions at Swinfen Island have been fully addressed, especially for traffic coming into Lichfield from the A38 southbound. The priority should be to expedite the improvement to the junction rather than to alter the condition. The developers should adhere to the conditions of the original planning permission.

Lichfield City Council

08.04.25

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

30 April 2025

*LDC Decisions on Planning Applications*

App No.	LCC PAC Date	Details	Site	LCC Approve /Refuse	LDC Approve /Refuse
25/00094/COU	26/02/25	Conversion of residential dwelling to dental surgery	9 Queen Street	APPROVE	REFUSE
25/00083/FUL	26/02/25	Garden refurbishment including new bi-fold doors to outbuilding and new lighting	28 Beacon Street	APPROVE	APPROVE
25/00109/FUL	26/02/25	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	APPROVE	APPROVE
25/00122/ADV	26/02/25	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	APPROVE	APPROVE
25/00110/LBC	26/02/25	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	APPROVE	APPROVE
22/01542/FUL	14/12/22	Erection of 3 dwellings (amendment to plots 6 and 7 of planning permission 18/01498/FUL)	Deanslade Farm, Claypit Lane	APPROVE	APPROVE
24/01394/LBC	23/01/25	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	APPROVE	APPROVE
25/00157/FUL	26/03/25	Installation of a replacement floodlighting system consisting of 16 LED floodlights fitted to new 18m columns	Lichfield City Football Club Sports Ground, Brownsfield Road	APPROVE	APPROVE
23/00569/COU	19/07/23	Change of use of upper floors and two storey extension to create additional hotel facilities	12-14, Bird Street	APPROVE	WITHDRAWN BY APPLICANT

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

30 April 2025

*LDC Decisions on Planning Applications*

App No.	LCC PAC Date	Details	Site	LCC Approve /Refuse	LDC Approve /Refuse
25/00145/FUH	26/03/25	Single storey rear and two storey side and rear extensions and various internal alterations	46 Burton Old Road West	APPROVE	WITHDRAWN BY APPLICANT
25/00127/FUH	26/03/25	Orangery extension to create dining area	35 Tamworth Road	APPROVE	APPROVE
24/01337/FUL	23/01/25	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	APPROVE	APPROVE
24/01329/LBC	23/01/25	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	APPROVE	APPROVE
25/00032/FUL	26/03/25	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)	APPROVE	APPROVE
25/00171/FUH	26/03/25	Garage conversion and installation of new porch	72 Pentire Road	APPROVE	APPROVE
25/00257/FUH	26/03/25	Erection of a first floor rear extension	4 Sandfield Close	APPROVE	APPROVE
25/00124/FUH	26/03/25	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	APPROVE	APPROVE

LICHFIELD CITY COUNCIL - PLANNING APPLICATIONS COMMITTEE

30 April 2025

*LDC Decisions on Planning Applications*

App No.	LCC PAC Date	Details	Site	LCC Approve /Refuse	LDC Approve /Refuse
24/01199/COUM	12/12/24	Section 73 application to vary condition 2 of permission 23/01216/COUM relating to internal changes to layout, external appearance (including materials), relocation of service doors, service access, bin store and redesign external terrace	Former Debenhams, Bakers Lane	APPROVE	APPROVE
24/01261/FUL	23/01/25	Conversion of two existing dwellings to a single dwelling & erection boundary fencing	Netherstowe House North And Netherstowe House South	APPROVE	APPROVE
24/01262/LBC	23/01/25	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	APPROVE	APPROVE
25/00213/FUH	26/03/25	Single storey rear extension	5 Salisbury Close	APPROVE	APPROVE