

Planning and Highways Meeting
Tuesday 3 August 2021
Trinity Centre
7pm

Present

Cllrs Horrocks (Chairman), Briggs, Ellis and Puri.

In Attendance

Olive O'Sullivan Chief Executive Officer (CEO), and Natalia Gorman.

Cllr Jolley as a non-voting observer.

There was one member of the press in attendance.

No questions were submitted in advance of the meeting.

19 Apologies for Absence

Apologies received from Cllrs D Allan, L. Allen, Hodgins and Simper.

Resolved to accept the apologies received.

20 Declarations of Interest

None.

21 Minutes of Last Meeting

Resolved that the minutes of the meeting of Planning & Highways Committee Meeting held on Tuesday 6th July 2021 be signed as a true record of the meeting.

22 Matters Arising

None.

23 Questions from Members

The CEO confirmed that no questions were submitted in advance of the meeting.

Before moving onto agenda item 24 the Chairman advised Committee that as planning application 021/05958/PA Central Place (former Rosie's Nightclub) had only been registered with Birmingham City Council on 27 July 2021, given the complexities of the application, Officers had agreed with Birmingham City Council Planning Officers that additional time would be permitted for the Town Council Planning and Highway's Committee to review the application and submit its comments

This application would therefore feature on September's agenda as a separate item and would not be discussed at this meeting.

24 Planning Applications

Four Oaks Ward 2nd July - 28th July 2021

Application Number	Site Address	Development Description	SCTC Recommendation
2021/06364/PA	44 Jervis Crescent Sutton Coldfield B74 4PW	Erection of two storey front and rear and single storey rear extensions, installation of dormer to rear and roof lights to rear and sides	No Objection
2021/06332/PA	15 Jervis Crescent Sutton Coldfield Birmingham B74 4PW	Erection of first floor and single storey forward and two and single storey rear extensions	No Objection
2021/06310/PA	Arthur Terry Academy Kittoe Road Sutton Coldfield B74 4RZ	Erection of a single storey prefabricated toilet building with ramp, railings and associated works	No Objection
2021/05856/PA	43 Knighton Road Four Oaks Sutton Coldfield Birmingham B74 4NX	Demolition of the existing dwelling and erection of 1 new dwellinghouse	No Objection
2021/06164/PA	10 Ladywood Road Four Oaks Sutton Coldfield Birmingham B74 2SN	Erection of single storey forward extension	No Objection
2021/06081/PA	10 Luttrell Road Four Oaks Sutton Coldfield Birmingham B74 2SP	Demolition of garage and erection of single storey rear and two storey forward, sides and rear extension with balcony to rear, creation of second floor extension, new basement level with sunken gardens and installation of roof lights to front, side and rear	No Objection
2021/06210/PA	29 Ladywood Road Four Oaks Sutton Coldfield B74 2QN	Non Material Amendment to Planning Approval 2020/04409/PA regarding addition of a link passage to rear	No Objection

2021/05427/PA	19 Russell Bank Road Four Oaks Sutton Coldfield Birmingham B74 4RG	Erection of two storey side and rear and single storey forward and rear extensions	No Objection
2021/04371/PA	17 Clarry Drive Sutton Coldfield Birmingham B74 2QT	Erection of two and single storey side and first floor front extensions	No Objection
2021/04421/PA	17 Bracebridge Road Four Oaks Sutton Coldfield B74 2SB	Erection of two storey side and single store sides and rear extension, formation of basement and installation of dormer window, balcony and pagoda to rear	No Objection
2021/05859/PA	28 Vernon Close Sutton Coldfield Birmingham B74 4EA	Erection of single storey front, side and rear extensions with front porch, roof lights to front and rear and detached garage	No Objection
2021/05511/PA	95 Lichfield Road Four Oaks Sutton Coldfield Birmingham B74 2RR	Erection of first floor side and single storey rear extensions and installation of front boundary wall with piers and gates.	No Objection
2021/05451/PA	1 Park Ridge Sutton Coldfield Birmingham B74 2FR	Removal of Condition No. 9 (domestic sprinkler system) attached to Planning Approval 2020/02764/PA	No Objection
Mere Green Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation
2021/06126/PA	28 Dunton Close Sutton Coldfield B75 5QD	Erection of two storey and single storey rear extensions and first floor side extension	No Objection
2021/06320/PA	27 Dugdale Crescent Birmingham B75 5EU	Erection of 6 metre deep single storey rear extension. Maximum height 4 metres, eaves height 3 metres	No Objection
2021/06079/PA	48 Hillside Road Sutton Four Oaks B74 4DQ	Application for a Lawful Development Certificate for a proposed erection of a single storey rear extension	No Objection

2021/02490/PA	19 Devereux Road Sutton Coldfield B75 6TQ	Erection of single storey side extension	No Objection
2021/05972/PA	19 Cremorne Road Sutton Coldfield B75 5AH	Erection of single storey rear extension	No Objection
2021/05943/PA	31 Hathaway Road Sutton Coldfield B75 5HY	Erection of single storey rear extension, installation of dormer to rear and roof lights to front	No Objection
2021/05912/PA	162 Dower Road Sutton Coldfield B75 6TB	Erection of two storey side and rear and single storey rear extensions	No Objection
2021/05728/PA	14 Grange Avenue Four Oaks Sutton Coldfield Birmingham B75 5EN	Erection of single storey rear extension	No Objection
2021/05645/PA	12 Cremorne Road Sutton Coldfield Birmingham B75 5AH	Application to determine the details for condition number 3 (materials) attached to approval 2021/02905/PA.	No Objection
2021/05514/PA	212 Hill Village Road Sutton Coldfield Birmingham B75 5JN	Erection of single storey rear extension and installation of 2no. dormer windows to front and 1no. dormer window to rear.	No Objection
2021/05903/PA	236 Clarence Road Sutton Four Oaks Sutton Coldfield B74 4LE	Erection of 6 metre deep single storey rear extension. Maximum height 4 metres. Eaves height 3 metres.	No Objection
2021/05460/PA	18 Kensington Drive Sutton Coldfield Birmingham B74 4UD	Erection of single storey rear extension	No Objection
Reddicap Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation

2021/06593/PA	Hollyfield Road Sutton Coldfield Birmingham B75 7RX	Application for Prior Notification for proposed installation of 20m monopole supporting 6no. antennas, 4no. equipment cabinets and associated works	Objection. Committee feel that the installation of a 20m pole is excessive in scale, mass and height and therefore is out of keeping with the surrounding area.
2021/06207/PA	323 Springfield Road Sutton Coldfield Birmingham B75 7JL	Erection of two storey side extension	No Objection
2021/06331/PA	53 Dovebridge Close Sutton Coldfield Birmingham B76 2UH	Erection of two storey side and single storey forward extensions	No Objection
2021/06120/PA	94 Hollyfield Road Walmley Sutton Coldfield B75 7SH	Application for a Lawful Development Certificate for a proposed hip to gable loft conversion with roof lights to rear	No Objection
2021/06121/PA	21 Langley Hall Drive Sutton Coldfield Birmingham B75 7NQ	Erection of two storey side and single storey forward extensions	No Objection
2021/06019/PA	64 Walsh Drive Birmingham B76 2NU	Erection of 4 metre deep single storey rear extension. Maximum height 2.9 metres, eaves height 2.9 metres.	No Objection
2021/04544/PA	4 Betteridge Drive Sutton Coldfield Birmingham B76 1FN	Erection of first floor side and forward and single storey rear extensions	No Objection
Roughley Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation
2021/06403/PA	10 Moor Hall Drive Sutton Coldfield	Demolition of existing dwellinghouse and erection of a new dwelling,	No Objection

	Birmingham B75 6LP	access, boundary treatment, landscaping and associated works	
2021/03744/PA	12 Duttons Lane Sutton Coldfield Birmingham B75 5RH	Erection of detached garage building to rear with loft home office and external stairs	No Objection
2021/05964/PA	3 Clive Close Sutton Coldfield Birmingham B75 6NE	Erection of single storey side and rear extension and installation of roof light to front	No Objection
2021/05909/PA	8 Bodicote Grove Sutton Coldfield B75 5TG	Installation of 3no. roof lights to the rear pitched roof	No Objection
2021/05914/PA	26 Clarendon Road Four Oaks Sutton Coldfield Birmingham B75 5JY	Erection of first floor and two storey side extensions and installation of dormer window with julliette balcony to rear and rooflights to front.	No Objection
2021/05911/PA	8 Bodicote Grove Sutton Coldfield Birmingham B75 5TG	Repositioning and erection of new boundary wall, brick pillars and railings to side and rear	No Objection
2021/04984/PA	49 Bedford Drive Sutton Coldfield B75 6AX	Erection of single storey rear extension	No Objection
2021/05389/PA	101 Willmott Road Roughley Sutton Coldfield Birmingham B75 5NN	Erection of single storey rear extension.	No Objection
2021/06067/PA	28 Grange Lane Sutton Coldfield Birmingham B75 5JX	Erection of 5.76 metre deep single storey rear extension. Maximum height 3.27 metres, eaves height 2.83 metres.	No Objection
2021/05801/PA	33 Randle Drive Four Oaks Sutton Coldfield B75 5LH	Erection of single storey side and rear extension	No Objection
2021/04931/PA	18 Willmott Road Sutton Coldfield Birmingham B75	Erection of single storey forward and side extensions.	No Objection

2021/04416/PA	59 Ashfurlong Crescent Sutton Coldfield Birmingham B75	Erection of a detached outbuilding to the rear.	No Objection
Trinity Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation
2021/06554/PA	Brassington Avenue Streetworks Near Gracechurch Centre Sutton Coldfield Birmingham B73 6EJ	Application for Prior Notification for the proposed installation of 18m high monopole supporting 6no. antennas and 2no. transmission dishes, 4no. equipment cabinets and development works ancillary thereto	Whilst Committee have no objection they would like to ensure that the proposals are set out in line with the approved Supplementary Planning Document and Town Centre Masterplan aspirations.
2021/05958/PA	Central Place (former Rosie's Nightclub) Lower Parade Sutton Coldfield Birmingham B72 1XX	Application for outline planning permission for the development of up to 75 residential dwellings (Use class C3) and up to 400sqm commercial floor space (Use class E), together with associated car parking and service areas (access, layout and scale not reserved).	The Town Council have been granted an extension of time to review this application and will make its recommendation on 7th September 2021.
2021/06367/PA	43 Park Road Sutton Coldfield Birmingham B73 6BX	Application for a Lawful Development Certificate for a proposed single storey rear extension	No Objection
2021/05040/PA	1 Bishops Road Sutton Coldfield Birmingham B73 6HX	Retrospective change of use from C3 to Sui Generis HMO for 7 residents with supported living	No Objection
2021/06234/PA	6 Digby Road Sutton Coldfield Birmingham B73 6HG	Erection of single storey rear, two storey side and first floor front extensions with external alterations	No Objection

2021/06183/PA	4 Carlton Close Sutton Coldfield Birmingham B75 6BX	Outline planning application for demolition of existing dwelling and erection of 8no. detached dwellings with all matters reserved except for access	Objection. Committee are concerned of the highways impact should this application be approved. They also feel that the plans are not in keeping with the current street scene.
2021/05447/PA	1 Upper Holland Road Sutton Coldfield Birmingham B72 1SU	Change of use from a small HMO (Use Class C4) to 4no. self-contained flats (Use Class C3), erection of two storey side and single storey rear extensions and alteration to existing footway crossing	No Objection
2021/06014/PA	30 Upper Clifton Road Sutton Coldfield Birmingham B73 6BP	Erection of single storey rear extensions	No Objection
2021/04206/PA	80 Tamworth Road Sutton Coldfield Birmingham B75 6DH	Retention of boundary fence to rear	No Objection
2021/06110/PA	62-64 Anchorage Road Sutton Coldfield B74 2PG	Prior Approval for change of use from offices (Use Class B1[a]) to 25 no. residential apartments (Use Class C3)	No Objection
2021/05043/PA	8 Elms Road Sutton Coldfield Birmingham B72 1JF	Application for a Lawful Development Certificate for the existing use as a House in Multiple Occupation (HMO) (Use Class C4) in excess of 10 years	No Objection
2021/05700/PA	Gracechurch Shopping Centre Brassington Avenue Sutton Coldfield Birmingham B72 1PB	Remove existing lattice tower and install replacement 8m lattice tower and associated infrastructure alongside 12 no. antennas, 2no. dishes, 36no. ERS units	No Objection
2021/05686/PA	28 Upper Clifton Road Sutton Coldfield Birmingham B73 6BP	Installation of replacement windows and door to front.	No Objection
2021/05647/PA	3 Anchorage Road Sutton Trinity Sutton Coldfield Birmingham B74 2PJ	Erection of single storey forward/side extension to replace existing garage and single storey rear extension.	No Objection

2021/05568/PA	7 While Road Sutton Coldfield Birmingham B72 1ND	Erection of single storey detached building in rear garden to form annexe	No Objection
Vesey Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation
2021/06125/PA	29 Greenway Drive Sutton Coldfield B73 6SF	Application to determine the details for condition numbers 2 (contaminated land verification report), 3 (contamination remediation scheme), 8 (level details) and 12 (visibility splays) attached to planning approval 2020/05311/PA	No Objection
2021/05652/PA	374 Chester Road North Sutton Coldfield Birmingham B73 6RL	Demolition of existing bungalow and erection of 1 no. dwelling house	No Objection
2021/06410/PA	35 Redacre Road Sutton Coldfield Birmingham B73 5EE	Erection of single storey forward extension.	No Objection
2021/06365/PA	69 Sutton Oak Road Sutton Coldfield B73 6TQ	Erection of roof extension to side to form workshop above, installation of rooflight to side and alterations to front	No Objection
2021/05916/PA	47 Stirling Road Sutton Coldfield Birmingham B73 6PS	Erection of single storey rear extension and patio	No Objection
2021/06373/PA	20 Corbridge Road Sutton Coldfield B73 6NJ	Erection of first floor and rear side extension and single storey rear extension	No Objection
2021/05922/PA	15 Kinton Road Sutton Coldfield Birmingham B73 5DN	Application for a Non Material Amendment to planning approval 2021/00991/PA to change single storey rear extension roof from a hipped to a glazed end and the addition of a side window	No Objection
2021/05026/PA	489 Jockey Road Sutton Coldfield Birmingham B73 5DE	Application for a Lawful Development Certificate for the existing use as a House in Multiple Occupation (HMO) (Use Class C4) in excess of 10 years	No Objection
2021/06509/PA	130 Chester Road North Sutton Coldfield Birmingham B73 6SL	Erection of 5 metre deep single storey rear extension. Maximum height 4 metres. Eaves height 2.5 metres.	No Objection
2021/02898/PA	10 Falstone Road Sutton Coldfield Birmingham B73 6PJ	Erection of two storey side extension and single storey rear extension	No Objection

2021/06436/PA	35 Redacre Road Sutton Coldfield Birmingham B73 5EE	Erection of 4.75 metre deep single storey rear extension. Maximum height 3 metres, eaves height 3 metres	No Objection
2021/06223/PA	Boldmere Gate Sutton Park Stonehouse Road Sutton Coldfield Birmingham B73 6LH	Application to determine the details for condition numbers: 7 (earthworks details), 10 (construction ecological mitigation plan) and 12 (arboriculture method statement) attached to approval 2021/00528/PA	No Objection
2021/05920/PA	7 Beresford Drive Sutton Coldfield Birmingham B73 5QZ	Erection of two storey side and single storey forward and rear extensions	No Objection
2021/05611/PA	219 Chester Road Sutton Coldfield Birmingham B73 5BE	Application for a Certificate of Lawfulness for the proposed change of use from dwellinghouse (Use Class C3) to residential care home for four children (Use Class C2)	No Objection
2021/06043/PA	31 Mayfield Road Sutton Coldfield B73 5QJ	Erection of outbuilding to rear	No Objection
2021/05873/PA	9 Kineton Road Boldmere Sutton Coldfield B73 5DN	Erection of single storey rear extension	No Objection
2021/05726/PA	O2 Site No 33489 Concorde House Union Drive Sutton Coldfield Birmingham B73 5TE	Removal of existing monopole and installation of replacement 22.5m high monopole, new concrete base, installation of 12no. antennas, 36no. ers units, 2no. 0.3m dishes on new headframe and associated ancillary works	No Objection
2021/05711/PA	179 Westwood Road Sutton Vesey Sutton Coldfield Birmingham B73 6UQ	Erection of two storey side and rear and single storey rear and forward extensions.	No Objection
2021/05695/PA	2 Welford Road Sutton Vesey Sutton Coldfield B73 5DP	Erection of first floor front and two storey side extension and canopy to front.	No Objection
2021/05682/PA	341 Monmouth Drive Sutton Coldfield B73 6JX	Erection of dormer window to front, rooflights to rear and first floor window to side elevation	No Objection
2021/05556/PA	7 Lindens Drive Sutton Coldfield Birmingham B74 2AQ	Erection of single storey forward extension.	No Objection

Walmley & Minworth Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation
2021/05135/PA	48 Hemlingford Road Sutton Coldfield Birmingham B76 1JQ	Erection of two storey side and rear extension.	No Objection
2021/06573/PA	15 Wimbourne Road Sutton Coldfield Birmingham B76 2SU	Erection of 6 metre deep single storey rear extension. Maximum height 3 metres, eaves height 3 metres	No Objection
2021/05729/PA	Davita Old Kingsbury Road Sutton Coldfield B76 9AE	Installation of step lift to front with associated work	No Objection
2021/06289/PA	3 Rochford Close Sutton Coldfield Birmingham B76 1RZ	Erection of first floor side and single storey forward extensions	No Objection
2021/06254/PA	1 Humber Avenue Sutton Coldfield Birmingham B76 1YX	Erection of two storey side and single storey rear extension	No Objection
2021/06249/PA	Land at Kingfisher Pool Way Sutton Coldfield Birmingham B76 1RP	Application to determine the details for condition numbers 3 (contamination remediation scheme) 6 (construction method statement/management plan) 9 (drainage plans) 13 (ecological management plan) attached to approval 2020/08987/PA	No Objection
2021/02032/PA	Barn 2 - Peddimore Hall Farm Peddimore Lane Minworth Sutton Coldfield Birmingham B76 9AA	Erection of a semi-detached single storey garage as a joint project with neighbours at Barn 1	No Objection
2021/06162/PA	27 Arun Way Sutton Coldfield Birmingham B76 2BQ	Erection of two storey side and single storey rear extensions and detached rear double garage	No Objection
2021/06038/PA	Land at Wiggins Hill Farm Wiggins Hill Road Sutton Coldfield Birmingham B76 9QE	Application for Prior Notification for the proposed erection of agricultural storage building	No Objection
2021/03256/PA	8 Monkspath Walmley Sutton Coldfield Birmingham B76 2RX	Erection of single storey side extension	No Objection

2021/02031/PA	Barn 1 - Peddimore Hall Farm Peddimore Lane Minworth Sutton Coldfield Birmingham B76 9AA	Erection of a semi-detached single storey garage as a joint project with neighbours at Barn 2	No Objection
2021/04824/PA	39 Terry Drive Sutton Coldfield Birmingham B76 2PT	Erection of single and two storey rear extension	No Objection
2021/04701/PA	201 Walmley Road Sutton Coldfield Birmingham B76 2PP	Erection of single storey rear and first floor side extensions	No Objection
2021/05560/PA	New Hall Hotel Walmley Road Sutton Coldfield Birmingham B76 1QX	Continued use of existing marquee for weddings and functions within the grounds of hotel approved under Planning Application 2018/04758/PA	No Objection
2021/05505/PA	22 Hadleigh Croft Sutton Coldfield Birmingham B76 1XF	Erection of single storey rear extension.	No Objection
2021/05497/PA	18 Oak Way Sutton Coldfield Birmingham B76 2PG	Erection of single storey rear extension.	No Objection
2021/05470/PA	46 Hermitage Drive Sutton Coldfield Birmingham B76 2XE	Erection of two storey side and rear, single storey rear extensions and installation of rear dormer	No Objection
Wylde Green Ward 2nd July - 28th July 2021			
Application Number	Site Address	Development Description	SCTC Recommendation
2021/06643/PA	11 The Lanes Shopping Centre Birmingham Road Sutton Coldfield B72 1YG	Prior Approval for change of use from retail (Use Class A1) to bistro (Use Class A3)	No Objection
2021/06504/PA	The Lanes Shopping Centre Birmingham Road Sutton Coldfield Birmingham B72 1YG	Telecoms License Advisory for replacement of 1no. antenna and 1no. GPS node with other associated ancillary works thereto	No Objection
2021/06196/PA	15 St Bernards Road Sutton Coldfield Birmingham B72 1LE	Erection of single storey rear extension with canopy over, loft conversion with roof lights to front	No Objection
2021/06147/PA	2 Monkseaton Road Sutton Coldfield Birmingham B72 1LB	Erection of single storey rear extension and installation of rear dormer	No Objection

2021/06092/PA	55 Vesey Road Sutton Coldfield Birmingham B73 5NR	Erection of first floor side and single storey rear extensions and installation of no. 2 dormers to rear and rooflights to front and rear	No Objection
2021/06086/PA	18 Pilkington Avenue Sutton Coldfield Birmingham B72 1LA	Retention of first floor rear balcony	No Objection
2021/06048/PA	The Lanes Shopping Centre LCP Properties Birmingham Road Wylde Green Sutton Coldfield Birmingham B73 5NE	Installation of 2 no. electric vehicle charging stations and associated works within car park	No Objection
2021/05071/PA	33a St Bernards Road Sutton Coldfield Birmingham B72 1LF	Erection of two storey forward, side and rear extensions	No Objection
2021/04377/PA	7 Florence Road Sutton Coldfield Birmingham B73 5NJ	Erection of two storey rear extension.	No Objection
2021/05857/PA	94 Birmingham Road Sutton Coldfield Birmingham B72 1LY	Erection of first floor rear extension including Juliette balcony	No Objection
2021/05724/PA	12 Powells Close Sutton Coldfield Birmingham B72 1LR	Application for a Lawful Development Certificate for a proposed erection of a single storey rear extension	No Objection
2021/05047/PA	92 Penns Lane Sutton Coldfield Birmingham B72 1BL	Installation of footway crossing	No Objection

Resolved to forward Committee's recommendations to Birmingham City Council.

(ii) Schedule of Amended Decisions

An appeal against Birmingham City Council's decision to refuse planning application 2021/00512/PA.

Resolved: Committee reviewed planning application and have no further comments.

(iii) Schedules of Planning Applications Decisions

Two applications were refused when Royal Sutton Coldfield Town Council had no objections. These applications were rejected due to specific breaches of various building codes that Royal Sutton Coldfield Town Council does not check as this is done by Birmingham City Council planners.

Resolved that Committee note the decisions.

25 **Date of Next Meeting**

Tuesday 7th September, 7pm.

Signed as a correct record:

Signed.....

Date.....