



DEVELOPMENT CONTROL COMMITTEE

Meeting: Monday, 20 May 2024 at 1.30 pm in Pavilion Arts Centre, Pavilion Gardens, Buxton

Present: Councillor R McKeown (Chair)

Councillors A Barrow, A Benham (substitute for G Scott), S Evans, C Farrell, S Gardner, A Hopkinson, D Lomax, A McKeown (substitute for I Huddleston), P Roberts, K Sizeland (substitute for P Hardy) and J Todd

Apologies for absence were received from Councillors P Hardy, I Huddleston and G Scott

25/1 TO RECEIVE DISCLOSURES OF INTEREST ON ANY MATTERS BEFORE THE COMMITTEE

(Agenda Item 2)

Councillors Barrow, A McKeown and Todd declared an 'other' interest in agenda item 7, "HPK/2024/0085 Spring Gardens, Buxton) (reason: Leader of the Council / Executive Councillors and HPBC application)

Councillors Barrow and Evans declared an 'other' interest in agenda item 8, "HPK/2023/0374 New Mills Heritage and Information Centre, Rock Mill Lane, New Mills, Derbyshire SK22 3BN) (reason: have previously assisted the group via the Councillors Initiative Fund)

All Members had received an email from the applicant in respect of agenda item 6, "HPK/2022/0464 Charlestown Works, Charlestown Works, Glossop".

25/2 MINUTES OF THE PREVIOUS MEETING

(Agenda Item 3)

RESOLVED:

That the minutes of the meeting held on 22 April 2024 be approved as a correct record.

25/3 UPDATE SHEET

(Agenda Item 4)

RESOLVED:

That the update sheet be noted.

25/4 PLANNING APPLICATIONS

(Agenda Item 5)

RESOLVED:

That the report be noted.

25/5 HPK/2022/0474 - CHARLESTOWN WORKS, CHARLESTOWN WORKS, GLOSSOP
(Agenda Item 6)

Proposed change of use from offices to 24 Apartments and associated car parking

Applicant: Opulwood Developments Ltd

The Committee had undertaken a site visit.

RESOLVED:

1. That the application be refused as set out in the report, subject to the deletion of reason for refusal number 6 as set out in the update sheet;
2. That authority be delegated to the Head of Development Services, in consultation with the Chair, to deal with any matters arising concerning the receipt of outstanding consultation comments;
3. That in the event of any changes being needed to the wording of the Committee's decision (such as to delete, vary or add conditions/informatives/planning obligations or reasons for approval/refusal) prior to the decision being issued, the Head of Development Services be delegated authority to do so, in consultation with the Chair of the Committee, provided that the changes do not exceed the substantive nature of the Committee's decision.

(Having declared an interest, Councillors Barrow, A McKeown and Todd withdrew from the meeting during consideration of the following item of business)

25/6 HPK/2024/0085 - SPRING GARDENS, BUXTON
(Agenda Item 7)

Vinyl lamp post banners to promote 'Our Street' cultural project
(Advertisement Consent)

Applicant: High Peak Borough Council

RESOLVED:

1. That advertisement consent be granted as set out in the report;
2. That in the event of any changes being needed to the wording of the Committee's decision (such as to delete, vary or add conditions/informatives/planning obligations or reasons for

approval/refusal) prior to the decision being issued, the Head of Development Services be delegated authority to do so, in consultation with the Chair of the Committee, provided that the changes do not exceed the substantive nature of the Committee's decision.

(Councillors Barrow, A McKeown and Todd returned to the meeting)

25/7 HPK/2023/0374 - NEW MILLS HERITAGE AND INFORMATION CENTRE, ROCK MILL LANE, NEW MILLS, DERBYSHIRE, SK22 3BN
(Agenda Item 8)

An external mural on the boundary wall on the south of the private yard that occupies the south-western quarter of the property (full - minor)

Applicant: Mr Toby Hardwick

The Council's Solicitor read out statements from Toby Hardwick (applicant) and Adam Slater (Community Organiser)

RESOLVED:

1. That the application be approved as set out in the report;
2. That in the event of any changes being needed to the wording of the Committee's decision (such as to delete, vary or add conditions/informatives/planning obligations or reasons for approval/refusal) prior to the decision being issued, the Head of Development Services be delegated authority to do so, in consultation with the Chair of the Committee, provided that the changes do not exceed the substantive nature of the Committee's decision.

25/8 HPK/2024/0145 - 21, THE VIEW, GLOSSOP, DERBYSHIRE, SK13 7ET
(Agenda Item 9)

Internal alterations to form study space with new window on south gable elevation

Applicant: Mr Booth

RESOLVED:

1. That the application be approved as set out in the report;
2. That in the event of any changes being needed to the wording of the Committee's decision (such as to delete, vary or add conditions/informatives/planning obligations or reasons for approval/refusal) prior to the decision being issued, the Head of Development Services be delegated authority to do so, in consultation with the Chair of the Committee, provided that the changes do not exceed the substantive nature of the Committee's decision.

25/9 TREE PRESERVATION ORDER AT ARNSIDE, SIMMONDLEY VILLAGE, SIMMONDLEY, GLOSSOP, SK13 6LS HPBC TPO NO HPBC 313
(Agenda Item 10)

The Committee considered objections raised to a temporary Tree Preservation Order made in respect of trees and woodland at Arnside, Simmondley Village, Simmondley, Glossop SK13 6LS and considered whether the Order should be confirmed and made permanent, or be allowed to lapse.

In considering the report, it was requested that the Landowner be given advice regarding maintenance of the ivy on one of the trees.

RESOLVED:

That notwithstanding the objections raised, the Tree Preservation Order, be confirmed as modified, for the reasons given at 5 (i) a-c in the report.

25/10 EXCLUSION OF PRESS AND PUBLIC
(Agenda Item 11)

RESOLVED:

That the press and public be excluded from the meeting during consideration of the following items of business as there may be disclosure of exempt information as defined in Part I of Schedule 12A of the Local Government Act 1972.

25/11 EXEMPT MINUTES OF THE PREVIOUS MEETING
(Agenda Item 12)

RESOLVED:

That the exempt minutes of the previous meeting be approved as a correct record.

The meeting concluded at 2.17 p.m.

CHAIR