

Agenda Item 5

SHEFFIELD CITY COUNCIL

Planning and Highways Committee

Meeting held 10 December 2024

PRESENT: Councillors Alan Woodcock (Joint Chair), Mike Chaplin (Joint Chair), Nighat Basharat, Nikki Belfield, Glynis Chapman, Henry Nottage, Janet Ridler, Richard Williams, Mark Whittaker, Cliff Woodcraft, Mia Drazaic (Substitute Member), Brian Holmshaw (Substitute Member) and Dianne Hurst (Substitute Member)

60. APOLOGIES FOR ABSENCE

60.1 Apologies for absence were received from Councillors Tony Downing, Marieanne Elliott and Garry Weatherall.

60.2 Councillors Mia Drazaik, Brian Holmshaw and Dianne Hurst acted as substitutes.

61. EXCLUSION OF PUBLIC AND PRESS

61.1 No items were identified where resolutions may be moved to exclude the press and public.

62. DECLARATIONS OF INTEREST

62.1 Councillor Brian Holmshaw declared a personal interest in Agenda Item No. 7, Proposed Extinguishment of Footpath Linking Clarkehouse Road and Dorset Street, Broomhall, Sheffield S10 as he had been involved in detailed discussions with the officer prior to being asked to attend the Committee as a substitute member. Councillor Holmshaw declared that he would take no part in the discussion and voting thereon.

63. MINUTES OF PREVIOUS MEETING

63.1 **RESOLVED:-** that the minutes of a meeting of the Committee held on 12th November 2024 be approved as a correct record

64. SITE VISIT

64.1 **RESOLVED:-** That the Chief Planning Officer, in liaison with a Co-Chair, be authorised to make any arrangements for a site visit, in connection with any

planning applications requiring a visit by Members, prior to the next meeting of the Committee.

65. PROPOSED EXTINGUISHMENT OF FOOTPATH LINKING CLARKEHOUSE ROAD AND DORSET STREET, BROOMHALL, SHEFFIELD, S10

65.1 Councillor Holmshaw took no part in the discussion or voting on the report.

65.2 Mark Reeder, (Technical Officer) attended the meeting and presented the report.

65.3 The Highway Authority had received a request from the University of Sheffield requesting an extinguishment of footpath linking Clarkehouse Road and Dorset Street to facilitate re-development of the site. A replacement public footpath would be provided to compensate for the loss of the existing path.

65.4 No objections had been received from the statutory undertakers, emergency services and other relevant bodies. Public consultation would be carried out once the Order was made.

65.5 **RESOLVED** that:

1. Members raise no objections to the proposed closure of the footpath between Clarkehouse Road and Dorset Street, shown as a solid black line on the plan included as Appendix A of the report, subject to satisfactory arrangements being made with
 - a. the City Council's Property Services Division.
 - b. Statutory Undertakers in connection with any of their mains and services that may be affected; and
2. Authority be given to the Director of Legal and Governance to
 - a. take all necessary action to close the footpaths by order under the powers contained within Section 257 of the Town and Country Planning Act 1990.
 - b. confirm the order as an unopposed order, in the event of no objections being received or any objections received being resolved and withdrawn prior to the order being confirmed.

66. TREE PRESERVATION ORDER NO. 482 - 5 BOCKING CLOSE, BEAUCHIEF, SHEFFIELD S8 7BE

66.1 Vanessa Lyons (Community Tree Officer) attended the meeting and presented the report.

66.2 The group of 9 trees had been considered for protection due to information being received that the site was subject to an application for outline planning permission which had since been withdrawn.

- 66.3 The Community Tree Officer had visited the site and carried out a TEMPO assessment which had identified some of the trees as suitable for protection and an order made.
- 66.4 Three objections had been received and the officers response was included within the report.
- 66.5 Phil Holmes and Bill Anderson attended the meeting and spoke against the Tree Preservation Order.
- 66.6 **RESOLVED:-** That Tree Preservation Order No. 482 be confirmed unmodified.

67a. APPLICATIONS UNDER VARIOUS ACTS/REGULATIONS

67. APPLICATION NO. 23/03296/FUL - FORMER GOSPEL MEETING HALL, CARTER KNOWLE ROAD, SHEFFIELD, S7 2EB

- 67a.1 Clarifications regarding Councillor objections and Green Party objections were included within the Supplementary Report which was circulated and summarised at the meeting.
- 67a.2 The Officer presented the report which gave details of the application and highlighted the history of the site and the key issues in addition to presenting photographs of the site which were provided to committee members in advance of the meeting.
- 67a.3 Gemma Price, Councillor Barbara Masters and Mike Hodson attended the meeting and spoke against the application.
- 67a.4 Charles Dunn attended the meeting and spoke in support of the application.
- 67a.5 The Committee considered the report and recommendation having regard to the development plan, the National Planning Policy Framework and other relevant considerations as summarised in the report and supplementary report, now submitted and also having regard to representations made.
- 67a.6 Officers were asked to note Committee Members' requests for the inclusion of provisions for a Travel Plan and electric vehicle charging points within any eventual suggested conditions should the applicant wish to appeal, if the application was refused.
- 67a.7 **RESOLVED** that an application for the demolition of former meeting hall and erection of 53 apartments in buildings of up to five storeys, with formation of site access, associated landscaping and parking (Amended Scheme) at the Former Gospel Meeting Hall, Carter Knowle Road, Sheffield, S7 2EB (Application No. 23/03296/FUL) be REFUSED for the reasons outlined in the report.

67b. APPLICATION NO. 24/01325/FUL - DAVY INDUSTRIAL PARK, PRINCE OF WALES ROAD, SHEFFIELD, S9 4EX

- 67b.1 An additional representation, plus the officer's response and additional conditions regarding landscaping, contamination, protected species, trees and drainage were included within the Supplementary Report circulated and summarised at the meeting.
- 67b.2 The Officer presented the report which gave details of the application and highlighted the history of the site and the key issues in addition to presenting photographs of the site which were provided to committee members in advance of the meeting.
- 67b.3 Andrea Midlane attended the meeting and spoke against the application.
- 67b.4 The Committee considered the report and recommendation having regard to the development plan, the National Planning Policy Framework and other relevant considerations as summarised in the report and supplementary report, now submitted and also having regard to representations made.
- 67b.5 **RESOLVED:-** That an application for approval of planning permission be GRANTED, conditionally, for the reasons set out in the report and supplementary report, now submitted, for the retrospective approval for cut and fill groundworks (Resubmission of 23/03833/FUL) at the Davy Industrial Park, Prince Of Wales Road, Sheffield, S9 4EX (Application no. 24/01325/FUL).

68. RECORD OF PLANNING APPEAL SUBMISSIONS AND DECISIONS

- 68.1 The Committee received and noted a report of the Chief Planning Officer detailing planning appeals received, dismissed, and allowed by the Secretary of State.

69. DATE OF NEXT MEETING

- 69.1 The next meeting of the Planning and Highways Committee would be held on Tuesday 14th January 2025 at 2pm in the Town Hall.