

STOCKPORT
METROPOLITAN BOROUGH COUNCIL

Chief Executive's Directorate
Town Hall, Stockport SK1 3XE
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Area Governance

AGENDA

HEATONS & REDDISH AREA COMMITTEE

The Heaton Moor Centre
Thornfield Road
Heaton Moor

Meeting:
Tea
Business

Monday, 21 June 2010
5.00 pm
6.00 pm

1. MINUTES

To approve as a correct record and sign the Minutes of the meeting held on 24 May 2010.
(Enclosed)

2. DECLARATIONS OF INTEREST

Councillors and Officers to declare any interests which they may have in any of the items on the agenda for this meeting.

3. URGENT DECISIONS

To report any urgent action taken under the Constitution since the last meeting of the Area Committee.

4. COMMUNITY ENGAGEMENT

(i) Chair's Announcements

To receive announcements from the Chair about local community events or issues.

(ii) Neighbourhood Policing

Councillors and members of the public are invited to raise 'Neighbourhood Policing' issues with the local Neighbourhood Policing Team.

(iii) Public Question Time

Members of the public are invited to put questions to the Chair of the Area Committee on any matters within the powers and duties of the Area Committee, subject to the exclusions set out in the Code of Practice. (Questions must be submitted prior to the commencement of the meeting on the cards provided. These are available at the meeting and at local libraries and Information and Advice Centres)

(iv) Environmental and Highway Services

The Area Conditions Officer and Highways Officer will attend the meeting to provide an update on matters raised at the last Area Committee meeting. Councillors and Members of the public are invited to raise issues affecting local environmental quality.

(a) Litter; litterbins and a corporate approach

This item has been placed on the agenda at the request of Councillor Tom McGee.

(v) Petitions

To receive petitions from members of the public and community groups.

(vi) Open Forum**(a) Friends of Stockport Cemeteries**

Representatives of the Friends of Stockport Cemeteries have been invited to attend the meeting to give an update on their work.

(vii) Area Flexibility Funding

To consider applications for Area Flexibility Funding or to receive feedback from organisations who have received funding.

(a) Paramount Boxing Club**Non-Executive Business****5. DEVELOPMENT APPLICATIONS**

(Enclosed)

The following development applications will be considered by the Area Committee:-

i) DC 044240 1a Shaw Road, Heaton Moor

Proposed change of use from C3 Residential to office.

The Area Committee is recommended to grant planning permission.

ii) DC 044287 54 Norris Hill Drive, Heaton Norris

Two storey side extension, replacement front porch plus construction of a detached garage with access off Winchester Drive.

The Area Committee is recommended to grant planning permission.

- (a) To consider the development applications where members of the public have attended the meeting in order to speak or hear the Area Committee's deliberations.
- (b) To consider the remaining development applications.
- (c) To consider consultations (if any) received by the Service Director (Regeneration) on any planning issues relevant to the Heaton and Reddish area.

Officer Contact: Cathy Hodgson, 0161 474 3540, email: cathy.hodgson@stockport.gov.uk

6. APPEAL DECISIONS, CURRENT PLANNING APPEALS AND ENFORCEMENTS

To consider a report of the Service Director (Legal & Property) (Enclosed)

The report summarises recent appeal decisions, lists current planning appeals and dates for local enquiries, informal hearings for planning appeals and enforcement action within the Heatons and Reddish Area Committee area.

The Area Committee is recommended to note the report.

Officer contact: Joy Morton, 0161 474 3217, email: joy.morton@stockport.gov.uk

7. PLANNING APPEAL STATISTICS 2009/2010

To consider a report of the Service Director (Legal & Property) (Enclosed)

The report sets out appeal statistics for the year 2009/10 for the Heatons & Reddish Area Committee area with a comparison with the figures for Stockport as a whole.

The Area Committee is recommended to note the report.

Officer contact: Joy Morton, 0161 474 3217, email: joy.morton@stockport.gov.uk

8. APPLICATION FOR A NEW STREET TRADING CONSENT

To consider a report of the Service Director (Environment) (Enclosed)

The report summarises three applications for street trading consents at Haigh Avenue, Whitehill Industrial Estate. All three applicants wish to trade as hot food providers at this location.

The Area Committee is asked to consider these application and decide on the most appropriate application to hold a street trading consent for this particular site.

Officer contact: Norman Elthorpe, 0161 474 4244, email:norman.elthorpe@stockport.gov.uk

Executive Business

9. PERMIT PARKING POLICY

To consider a report of the Service Director (Environment) (Enclosed)

The report clarifies the Council's policy with regard to the provision of parking permits for private businesses. This report was prepared in response to a request from Councillor O'Neill in respect of Derby Range.

The Area Committee is recommended to note this report.

Officer contact: Max Townsend, 0161 474 4861, email: max.townsend@stockport.gov.uk

10. DENSTONE ROAD, REDDISH (NORTH REDDISH INFANT SCHOOL)

To consider a report of the Service Director (Environment)

(Enclosed)

The report seeks approval for measures to improve safety on Denstone Road outside North Reddish Infant School.

The Area Committee is requested to consider the Service Director's report and recommend that the Executive Councillor (Transportation) approve the following,

No Waiting and No Loading or Unloading Monday to Friday 8am – 9am & 3pm – 4pm:

Denstone Road

Both sides from the Northerly cul-de-sac end for a distance of 6 metres in a Southerly direction.

Officer contact: Max Townsend, 0161 474 4861, email: max.townsend@stockport.gov.uk

11. BROADSTONE ROAD, REDDISH

To consider a report of the Service Director (Environment)

(Enclosed)

The report seeks approval for the introduction of No Waiting at Any Time on part of Broadstone Road (Strategic Route) in Reddish.

The Area Committee is recommended to consider the Service Director's report and recommend that the Executive Councillor (Transportation) approve the following,

No Waiting at Any Time:

Broadstone Road

South East side, from a point directly opposite the North Easterly kerb line of Arthur Street for a distance of 18 metres in a South Westerly direction.

Officer contact Max Townsend, 0161 474 4861, email: max.townsend@stockport.gov.uk

12. USE OF COMMUTED SUMS IN THE HEATONS AND REDDISH AREA

To consider a report of the Service Director (Communities)

(Enclosed)

The report requests the Area Committee to consider the use of commuted sums for play provision in the Heatons and Reddish Area Committee area and approves the location of the play areas where these sums are to be spent.

The Area Committee is recommended to decide and approve the allocation of the commuted sums described in this report and appendix as follows:

- **To reserve the sum of £334.62 in the fund for Craig Road play area to accumulate towards future redevelopment.**
- **To allocate the sum of £167.31 to the improvement of the play area at Houldsworth Park, Reddish.**

- **The allocation of the commuted sum of £669.24 to either Grafton Street Playbuilder Project, Heaton Moor Park Play Project or to contribute toward new junior play equipment at Manchester Road Recreation Ground.**

Officer contact: Vanessa Brook, 0161 474 4446, email Vanessa.brook@stockport.gov.uk

13. NOMINATION OF LA SCHOOL GOVERNORS

To consider a report of the Service Director (Learning & Achievement) (Enclosed)

The Area Committee is requested to consider the nomination of Mr C Ellis for the vacancy at Heaton School and recommend that the Executive Councillor (Children & Young People) make the appointment.

Officer contact: Libby Evans, 0161 474 3847, email: libby.evans@stockport.gov.uk

14. PROGRESS ON AREA COMMITTEE DECISIONS

To consider a report of the Head of Area Governance. (Enclosed)

The report provides an update on progress on decisions taken by the Area Committee since the last meeting and details the current position on area flexibility funding.

The Area Committee is recommended to note the report.

Officer contact: Steve Fox, 0161 474 3206, email: stephen.fox@stockport.gov.uk

15. ITEMS FOR INCLUSION ON THE AGENDA FOR THE NEXT MEETING

Dates of Future Meetings

Monday 19 July 2010
 Monday 16 August 2010
 Monday 13 September 2010
 Monday 11 October 2010
 Monday 8 November 2010
 Monday 6 December 2010
 Monday 24 January 2011

Contact: Stephen Fox on 474 3206, e-mail: stephen.fox@stockport.gov.uk or
 Fax: 0161 474 3240



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A loop system is available in the meeting rooms in the Town Hall. Please contact the Town Hall Reception on 0161 474 3251 for further details.

A free interpreting service is available if you need help with this information. Please telephone Stockport Interpreting Unit on 0161 477 9000. Email:eds.admin@stockport.gov.uk

如果你需要他人為你解釋這份資料的內容，我們可以提供免費的傳譯服務，請致電 0161 477 9000 史托波特傳譯部。

W przypadku gdybyś potrzebował pomocy odnośnie tej informacji, dostępne są usługi tłumaczeniowe. Prosimy dzwonić do Interpreting Unit pod numer 0161 477 9000.

যদি এই খবরগুলি সম্পর্কে আপনার কোন সাহায্য দরকার হয় তবে বিনা খরচে আপনার জন্য দোভাষীর ব্যবস্থা করা হতে পারে। মেহেরবানী করে স্টকপোর্ট ইন্টারপ্রিটিং ইউনিটে ফোন করুন টেলিফোন নম্বর, 0161 477 9000.

اگر آپ کو ان معلومات کے بارے میں مدد کی ضرورت ہے تو مفت ترجمانی کی سروس دستیاب ہے۔ براہ مہربانی انٹرپرائٹنگ یونٹ کو 0161 477 9000 پر فون کریں۔

خدمات ترجمہ رایگان این اطلاعات در صورت نیاز موجود میباشد. لطفا با شماره تلفن 0161 477 9000 با واحد ترجمہ (اینترپرائٹنگ یونیت) ما تماس بگیرید۔

تنوفر خدمت ترجمہ شفویة اذا تطلبت مساعدة في فهم هذا المعلومات. نرجو الاتصال اربن رینیول علی رقم الهاتف: 0161 477 9000

HEATONS & REDDISH AREA COMMITTEE

Meeting: 24 May 2010
At: 6.00 pm

PRESENT

Councillors Owen Breen, Walter Brett, Colin Foster, Anne Graham, Tom Grundy, Jackie Jones, Les Jones, Tom McGee, Anthony O'Neill, Peter Scott, Andrew Verdeille and David Wilson.

1. ELECTION OF CHAIR

RESOLVED – That Councillor Tom Grundy be elected Chair of the Area Committee until the next Annual Council Meeting.

Councillor Grundy in the Chair

2. APPOINTMENT OF VICE-CHAIR

RESOLVED – That Councillor Peter Scott be appointed Vice-Chair of the Area Committee until the next Annual Council Meeting.

3. MINUTES

The Minutes (copies of which had been circulated) of the meeting held on 19 April 2010 were approved as a correct record and signed by the Chair.

4. DECLARATIONS OF INTEREST

No declarations were made.

5. URGENT DECISIONS

No urgent decisions were reported.

6. COMMUNITY ENGAGEMENT

(i) Chair's Announcements

The Chair reported that the next meeting of the Brinnington and Reddish Joint Ward Committee would be on Monday, 14 June 2010. Agenda items / reports for the next meeting are to be forwarded to Democratic Services by the close of business on Wednesday, 2 June 2010.

(ii) Neighbourhood Policing

Sergeant Warden, Greater Manchester Police, attended the meeting and provided an update on Neighbourhood policing issues in the Heatons and Reddish areas. The following comments were made/issues discussed:

- Reddish Rock Café youth club had attracted a large number of young people.

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- An increase in anti-social behaviour due to seasonal weather and school holidays.
- North Reddish is a chronic burglary hotspot.
- Burglary figures in South Reddish.
- Operation Guard – licenses.

RESOLVED – That Sergeant Warden be thanked for his attendance.

(iii) Public Question Time

No public questions were submitted.

(iv) Highway Services

Sharon Darwin, (Highways Officer) attended the meeting to answer questions from Councillors and members of the public in relation to highways issues in the Heatons & Reddish area. The following comments were made/issues discussed:-

- The potholes on Clifton Road.
- Resurfacing Reddish Road roundabout.
- Trees illegally cut down on New Hall Road, Reddish.
-

RESOLVED – (1) That Sharon Darwin be thanked for her attendance.

(2) That the Service Director (Environment) be requested to report on the timescale for repairing the potholes and the resurfacing of Reddish Road roundabout to a future meeting of the Area Committee.

(3) That the Highways Officer contact the Service Director (Environment) regarding trees on New Hall Road and report back to a future meeting of the Area Committee.

Access Protection Markings

The Head of Area Governance reported that this item had been placed on the agenda at the request of Councillor Tom McGee.

Councillor McGee reported that there had been a change in policy regarding access protection markings and expressed concern that this had not been communicated to Councillors.

RESOLVED – (1) That the Executive Councillor (Transportation) be informed of the Area Committees concern that members of the Council had not been made aware of the changes introduced in relation to requests for access protecting markings.

(2) That the Service Director (Environment) be invited to attend the next meeting of the Area Committee to explain the new arrangements.

(3) That the Head of Area Governance be requested to include details of the new arrangements within the Councillors e-bulletin.

(v) Petitions

No petitions were submitted.

(vi) Open Forum

No organisations had indicated that they wished to address the Area Committee.

(vii) Area Flexibility Fundinga) Greater Manchester East Scouts

A representative of the Greater Manchester East Scouts attended the meeting and answered Councillors' questions in relation to the application for funding towards their Japan trip 2010.

RESOLVED - (1) That the Head of Area Governance be requested to make a grant of £1000 (£250 per ward) to Greater Manchester East Scouts for funding towards their Japan trip 2010.

(2) That the Executive Councillor (Communities) be requested to attend the next meeting of the Area Committee in relation to a more appropriate way of dealing with Borough wide applications (for example the creation of a separate fund).

(3) That the Greater Manchester East Scouts be invited to attend a future meeting of the Area Committee to report back on their trip.

b) Friends of South Reddish Park

RESOLVED – That the Head of Area Governance be requested to make a grant of £250 (Reddish South Ward Allocation) to Friends of South Reddish Park Association towards a summer fun day.

7. DEVELOPMENT APPLICATIONS

Development applications were submitted.

(NOTE: Full details of the decisions including conditions and reasons for granting or refusing planning permission and imposing conditions are given in the schedule of plans. The Corporate Director, Communities, Regeneration & Environment is authorised to determine conditions and reasons and they are not therefore referred to in committee minutes unless the committee makes a specific decision on a condition or reason. In order to reduce printing costs and preserve natural resources, the schedule of plans is not reproduced within these minutes. A copy of the schedule of plans is available on the Council's website at www.stockport.gov.uk/planningdecisions. Copies of the schedule of plans, or any part thereof, may be obtained from the Communities, Regeneration & Environment Directorate upon payment of the Council's reasonable charges).

The Head of Area Governance outlined the procedure approved by the Council for public speaking on planning applications.

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In respect of plan number 43889 for the conversion of a 3 bedroom end terrace house into two self contained one bedroom apartments with off road parking at 2 Greenbank Avenue, Heaton Mersey,

The applicant spoke in support of the application.

It was then

RESOLVED – That planning permission be granted subject to conditions relating to parking, garage and sound installation to be provided.

In respect of plan number 43909 for the erection of a single industrial unit on land to the rear of a large industrial unit on Malbern Industrial Estate off Greg Street, Reddish,

A member of the public spoke against the application.

It was then

RESOLVED (12 for) - That planning permission be refused on visual amenity, landscaping, height of the proposed building and the impact on residents.

In respect of plan number 43952 for the extension of existing double garages and change of use to new dwelling on 2 Greenbank Avenue, Heaton Mersey, it was

RESOLVED – That planning permission be refused.

8. APPEAL DECISIONS AND CURRENT PLANNING APPEALS

The Head of Area Governance submitted a report (copies of which had been circulated) of the Service Director (Legal & Property) listing any outstanding or recently determined planning appeals within the area represented by the Heatons & Reddish Area Committee.

RESOLVED – That the report be noted.

9. APPLICATION FOR USE OF PARKS - HEATON MOOR PARK 24 JULY 2010

The Head of Area Governance submitted a report (copies of which had been circulated) of the Service Director (Communities) summarising an application for Use of Parks from Four Heatons Traders Association requesting permission to hold a Park Fun Day at Heaton Moor Park on 24 July 2010.

The Head of Area Governance reported the following two amendments to the application:-

- Access to the park will be from 9am (not 8am).
- A donation of the profits will also go to the Charnwood Nursery.

RESOLVED – That the application for the use of Heaton Moor Park on 24 July 2010 for a Park Fund Day be approved.

10. DIDSBURY ROAD & ST JOHN'S ROAD, HEATON MERSEY

The Head of Area Governance submitted a report (copies of which had been circulated) of the Service Director (Environment) seeking the Area Committee's comments in relation to the introduction of No waiting at Any Time restrictions on Didsbury Road and St John's Road, Heaton Mersey.

RESOLVED – That the Executive Councillor (Transportation) be recommended to approve the introduction of No Waiting at Any Time on parts of Didsbury Road and St John's Road in Heaton Mersey as follows:

No Waiting at Any Time:

Didsbury Road

North Westerly side, from the South Westerly kerb line of St John's Road in a South Westerly direction for a distance of 57 metres.

St John's Road

South Westerly side, from the North Westerly kerb line of Didsbury Road for a distance of 6 metres in a North Westerly direction.

11. OBSTRUCTIONS ON THE HIGHWAY – OFFENCES AND PENALTIES

The Head of Area Governance submitted a report (copies of which had been circulated) of the Service Director (Legal & Property) summarising the Council's duty as highway authority in respect of obstructions on the highway and details the various offences of obstruction and the associated penalties. The report also detailed certain exemptions in respect of, for example, street cafes.

RESOLVED – (1) That the report be noted.

(2) That the Service Director (Legal & Property) be requested to submit a report to a future meeting in relation to enforcement by the Council in relation to obstructions on the highways.

12. SURRENDER AND RENEWAL OF AN INDUSTRIAL GROUND LEASE AT HAIGH AVENUE, WHITEHILL INDUSTRIAL ESTATE, REDDISH

The Head of Area Governance submitted a report (copies of which had been circulated) of the Managing Director of NPS Stockport Ltd in relation to proposal to accept a surrender and the granting of new long ground lease in respect of land at Haigh Avenue, Whitehill Industrial Estate Reddish, which had been approved by the Executive Councillor (Finance).

RESOLVED – That the report be noted.

13. NOMINATION OF LA SCHOOL GOVERNORS

The Head of Area Governance submitted a report (copies of which had been circulated) of

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the Service Director (Learning & Achievement) requesting the Area Committee to provide nominations for LA Governor vacancies in local schools.

RESOLVED – That the following nomination be made:-

<u>Name</u>	<u>School</u>	<u>Nominating Group</u>
Cllr David Wilson	North Reddish Junior School	Labour

14. HIGHWAYS WARD SPOKESPERSON

RESOLVED – That the following Councillors be nominated as spokespersons with whom the Service Director (Environment) should undertake consultations prior to reports being considered by the Area Committee on highway and traffic issues:

Reddish North Ward - Peter Scott
Heatons North Ward - Les Jones
Reddish South Ward - Walter Brett
Heatons South Ward - Colin Foster

15. APPOINTMENT TO OUTSIDE BODIES

The Head of Area Governance submitted a report (copies of which had been circulated) requesting the Area Committee to appoint representatives of the Council to local Outside Bodies.

RESOLVED – That the following representatives of the Council be appointed to outside bodies for 2010/2011:-

Prescotts Charity (nomination to the Executive)

Councillor Anne Graham
Councillor Andrew Verdeille

Heaton Chapel Community Council

Councillor Tom Grundy

Heaton Chapel Community Association

Councillor Jackie Jones
Councillor Tom Grundy

16. PROGRESS ON AREA COMMITTEE DECISIONS

The Head of Area Governance submitted a report (copies of which had been circulated) updating the Area Committee on progress since the last meeting on decisions taken by the Area Committee, the current position on Area Flexibility Funding and the Highway Maintenance and Traffic Management delegated budgets.

RESOLVED – That the report be noted

17. ITEMS FOR INCLUSION ON THE AGENDA FOR THE NEXT MEETING

The following items are to be included on the agenda for the next meeting.

- That the Friends of Stockport Cemetery be invited to attend the next meeting of the Area Committee as part of the 'Open Forum' arrangement.

The meeting closed at 7.40pm.

**Committee Report produced for Heatons and Reddish Committee
on 21 June 2010**

INFORMATION

These applications need to be considered against the provisions of the Human Rights Act 1998. Under Article 6, the applicants [and those third parties, including local residents, who have made representations] have the right to a fair hearing and to this end the Committee must give full consideration to their comments.

Article 8 and Protocol 1 Article 1 confer(s) a right of respect for a person's home, other land and business assets. In taking account of all material considerations, including Council policy as set out in the Unitary Development Plan, the Head of Development and Control has concluded that some rights conferred by these Articles on the applicant(s)/objectors/residents and other occupiers and owners of nearby land that might be affected may be interfered with but that that interference is in accordance with the law and justified by being in the public interest and on the basis of the planning merits of the development proposal. He believes that any restriction on these rights posed by approval of the application is proportionate to the wider benefits of approval and that such a decision falls within the margin of discretion afforded to the Council under the Town and Country Planning Acts.

Development Applications

Item 1 DC044240 1A SHAW ROAD, HEATON MOOR, STOCKPORT, SK4 4AG

Item 2 DC/044287 54 NORRIS HILL DRIVE, HEATON NORRIS, STOCKPORT,
SK4 2NR

Application Reference: DC/044240 **Agenda Item 1**

Proposal: Proposed change of use from C3 Residential to office

Type of Application: Full Planning Permission

Registration Date: 26/04/2010

Expiry Date: 21/06/2010

Responsible Officer: Catherine Hodgson

Applicant: Heaton Taxis Ltd

Agent :

Location: 1A SHAW ROAD, HEATON MOOR, STOCKPORT, SK4 4AG

COMMITTEE STATUS

Called up by Councillors Jackie Jones, Les Jones and Anthony O'Neill

DESCRIPTION OF DEVELOPMENT

The application is for planning permission for the change of use of the first floor of 1a Shaw Road to an office. The applicant has stated that the premises will be used as an admin and accounts office for a taxi business. The applicant has stated that he currently operates a taxi base at The Old Mill, Broadstone Hall Road South which will remain. The applicant has stated that the admin and accounts department of the business is being relocated for security reasons. There is a separate access to the premises from Shaw Road. The office will be open between 9am and 9pm and there will be 3 members of staff employed at the site.

SITE AND SURROUNDINGS

The application site comprises a three storey terraced property located on the south side of Shaw Road close to its junction with Heaton Moor Road. The ground floor of the property is used as a hairdressers. No3 Shaw Road is in use as a Chinese restaurant and 114 Heaton Moor Road is in use as a Solicitors Office. To the front of the property is a parking bay with daytime parking restrictions. Properties in this part of Shaw Road are primarily in commercial use. There are residential properties located in the wider area.

POLICY BACKGROUND

The application site is shown as being located within the Shaw Road, Heaton Moor Road Large Local Shopping Centre Area and the Heaton Moor Conservation Area in the adopted Stockport UDP Review. The following policies are relevant in the consideration of this application:-

- PSD1 (Hierarchy of Shopping Centres)
- PSD3 (Local Centres)
- PSD2.2 (Service Uses in the Town Centre, District and Large Local Centres)
- HC1 Conservation Areas
- PSD2.3 Use of Upper Floors in Shopping Centres

HISTORY

J 26153 Change of use of upper floor to a self contained flat granted August 1982
DC019759 Unit 5 Broadstone Hall Road South - Change of use to a private hire booking office granted September 2005.

NEIGHBOURS VIEWS

Nearby properties have been notified of the application and as a result two letters have been received from Heaton's Hire business who operated a private hire booking office from unit 5 Broadstone Hall Road South stating that the applicant has been unsuccessful in purchasing the private hire booking office at Broadstone Hall Road. Two e-mails have been received from a person claiming to be the owner of Heaton's Hire stating that the applicant has got a lease at Broadstone Hall Road.

CONSULTEE RESPONSES

Highway Engineer – The application is for change of use of the first floor residential into an office, likely to be occupied by the management of a taxi firm although not as a booking office or public reception. The site is reasonably accessible, parking demand is comparable to a residential use and there is scope for parking to take place on street and on the basis that the use is solely office related tasks I raise no objections.

Recommendation: No objections.

Policy Officer-The application presumably relates to the change of use of a first floor flat to an office. Given that it is a first floor flat with little amenity space and the site is in-centre there is no objection in terms of HP1.3 Avoidance of Loss of Dwellings. Furthermore, in compliance with the policy the development is small-scale and a source of employment. The residential amenity of any adjoining dwellings, in terms of noise, should however be safeguarded.

The property lies in the secondary shopping frontage of Shaw Road / Heaton Moor Road Large Local Centre, as identified in UDP Review Policies PSD3 (Local Shopping Centres) and PSD2.2 (Services uses in the town centre, district and large local centres).

If it is considered the proposed use constitutes economic development for the

purposes of PPS4, then PPS4 Policy EC10 (Determining planning applications for economic development) would apply. It lists impact considerations relating to climate change and carbon dioxide emissions, accessibility, design, economic and physical regeneration and local employment. Given this proposal is for change of use with no building works and makes use of an existing vacant unit in an accessible location within a centre containing shops and services where some custom may be generated, it is considered the proposal complies with EC10. Two full time and one part time staff are proposed, thus contributing to employment in the area, consistent with EC10.

Regard should be had to PSD2.3 (Use of upper floors in shopping centres).

Conservation Officer – no comments

ANALYSIS

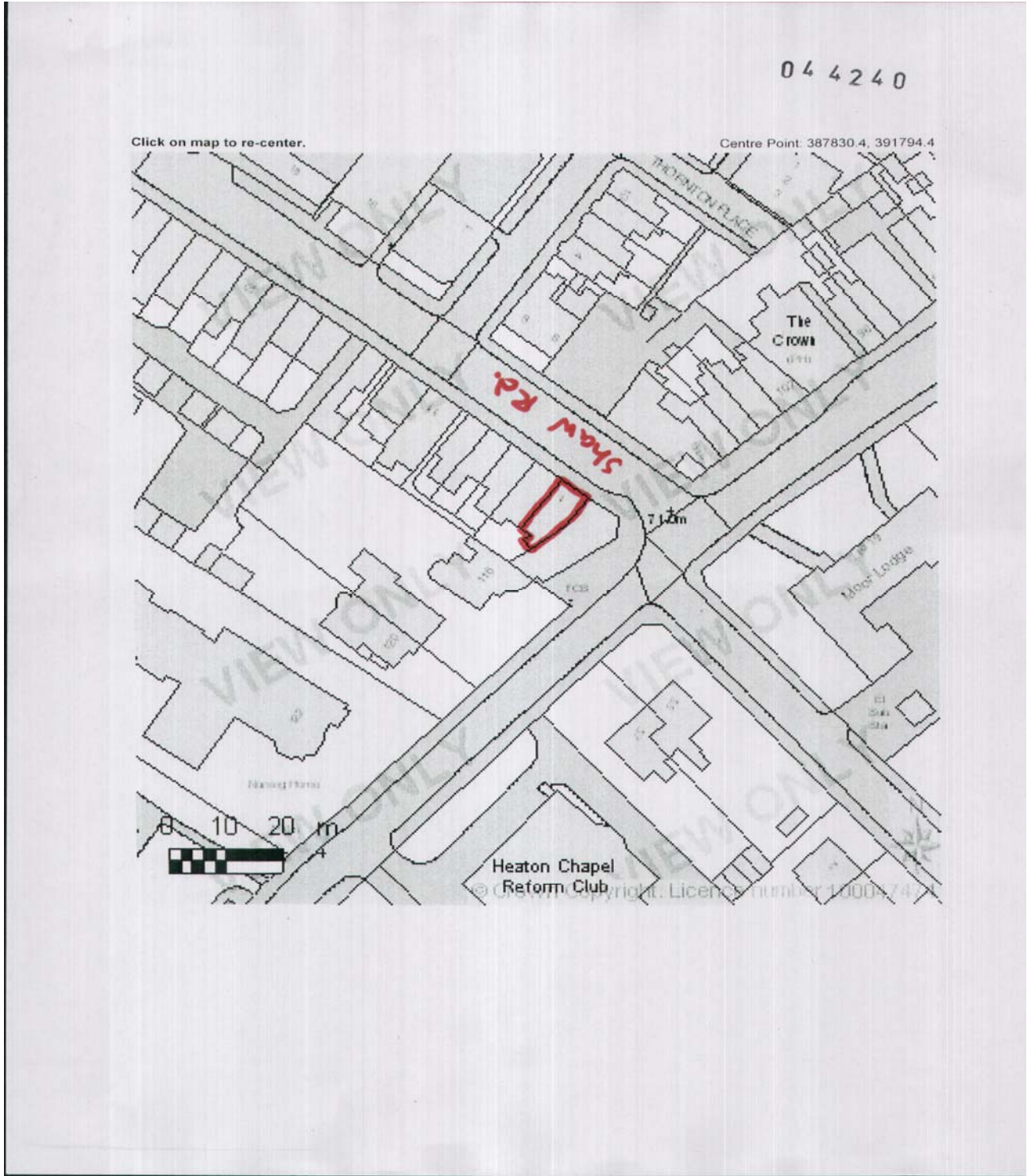
The proposal before Members seeks consent for the change of use of a first floor flat to an office. The applicant has stated that the premises will be used as an admin and accounts office for a taxi business which the applicant has stated currently operates from Broadstone Mill.

The property lies in the secondary shopping frontage of Shaw Road / Heaton Moor Road Large Local Centre, as identified in UDP Review Policies PSD3 (Local Shopping Centres) and PSD2.2 (Services uses in the town centre, district and large local centres) where office uses are allowed.

The proposed use would accord with UDP policy PSD2.3 Use Of Upper Floors In Large Local Centres. The site is reasonably accessible, parking demand is comparable to a residential use and there is scope for parking to take place on street and on the basis that the use is solely office related tasks the Council's Highway Engineer has raised no objections. It is not considered the proposed use would impact on residential amenity given its location within the large local centre, and a separate access is provided. Such a use is considered appropriate to be located within a large local centre location and is accordingly recommended for approval.

RECOMMENDATION

Grant



Application Reference: DC/044287**Agenda Item 2**

Proposal: Two storey side extension, replacement front porch plus construction of a detached garage with access off Winchester Drive

Type of Application: Full Planning Permission

Registration Date: 08/04/2010

Expiry Date: 03/06/2010

Responsible Officer: Michael Crossley

Applicant: Mr A Quiligotti

Agent :

Location: 54 NORRIS HILL DRIVE, HEATON NORRIS, STOCKPORT, SK4 2NR

COMMITTEE STATUS

Heatons and Reddish Area Committee. Application called up to be decided by Area Committee by Cllr O Breen.

DESCRIPTION OF DEVELOPMENT

The applicant seeks consent to construct a two storey side extension, a detached garage and a new access off Winchester Drive.

Drawings of the proposal are included in the report.

SITE AND SURROUNDINGS

The application site is a semi-detached property in a residential area. The neighbouring properties are of a similar age and design, a number of which have been extended. The property stands with gardens to the front and rear. There is an existing attached flat rooved garage to the south.

POLICY BACKGROUND

The site lies within the Predominantly Residential Area, as defined by the Proposals Map of the adopted Stockport Unitary Development Plan Review. The following policies are therefore relevant;

CD, Development in Predominantly Residential Areas;
CDH 1.8, Residential Extensions; and
Supplementary Planning Guidance - Extensions and Alterations to Dwellings.

PLANNING HISTORY

There is no relevant planning history.

NEIGHBOURS VIEWS

The occupiers of 3 of the neighbouring properties were notified in writing of the proposal. The neighbour notification period expired on the 7th May 2010.

Seven letter of objection have been received.

Details of the objections are summarised.

1. Adverse impact on the safety of Winchester Drive caused by the new access from the turning head.
2. Potential for parking on the turning head which will impact on the neighbouring properties
3. Loss of turning head which is used as 'children's play area'
4. Adverse affect on pleasantness and aesthetics of the area by the construction of a brick garage
5. Concerns over the use of the garage

CONSULTEE RESPONSES

The following statutory consultees have been consulted and replies received;

Highway Engineer - no objections.

Environmental Health Officer - no comments to make

ANALYSIS

The application site is a semi-detached dwelling which has an original flat rooved attached garage on the southern elevation. The current access is off Norris Hill Drive.

The application site is bounded by 52 Norris Hill Drive to the north, Norris Hill Drive to the east, the turning head on Winchester Drive to the west and by the detached 'lock up' garages for the nearby flats, which form the southern boundary.

The proposed 2 storey side extension will replace the existing garage, it will be commence level with the existing front of the building and it will end level with the existing rear wall. The proposed extension will project 2.7 metres to the side and, as does the existing garage, will be adjoin the rear wall of the 'lock up' garages.

The proposed detached garage will be constructed adjacent to the southern boundary of the site, it will set back from the rear (western) boundary by 1.0 metre. The proposed flat rooved garage will measure 6.1 metres long by 2.8 metres wide and will be 2.7 metres high.

The applicant also seeks to construct a new access off Winchester Drive.

It is considered that the proposed side extension and the detached garage will not have an adverse affect on the host property and the separation of the proposed additions from the neighbouring properties will have result in there being little adverse impact. There will be no adverse impact on the street scene or on the character of the area, of which it forms a part.

There have been a number of objections received concerning the proposed new access, these raise concerns over the increase in traffic caused by the new access and the resultant impact on the safety of the road and on the turning head, form where the access will taken. The objectors also raise concerns that children use the turning head as a play area, any vehicles parking in the area will cause problems for

emergency vehicles and the use of the proposed garage might not be for parking vehicles.

These concerns have been noted but during site visits, this Officer noticed that the turning head is already used to park vehicles and that the proposed new access would be to a domestic property and should not generate a major increase in vehicular activity.

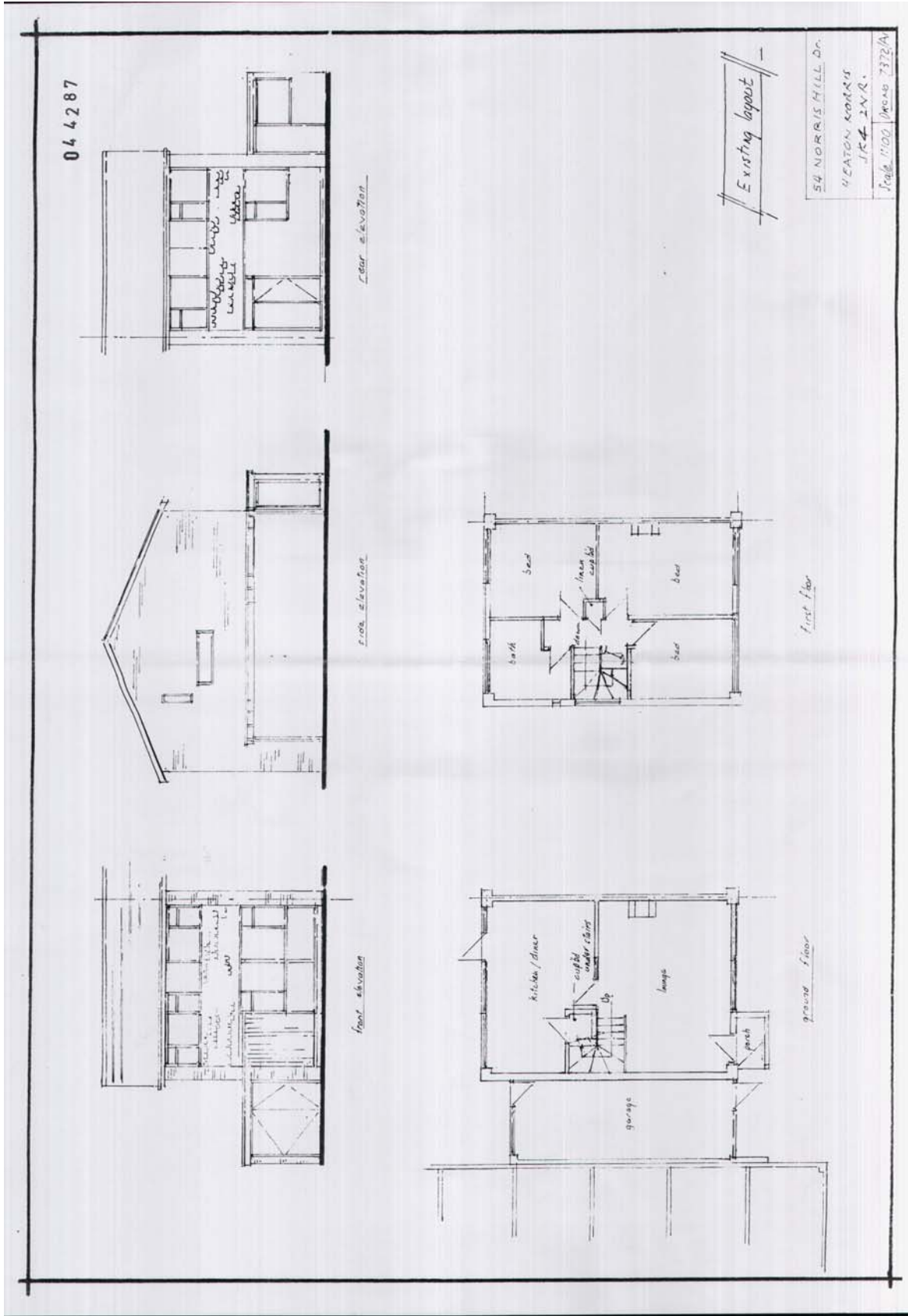
The Highway Engineer has been consulted and has not raised any objections to the application.

A material consideration in deciding the application, is that the construction of a new access off Winchester Drive would not require the submission of a planning application as it would be classed as Permitted Development.

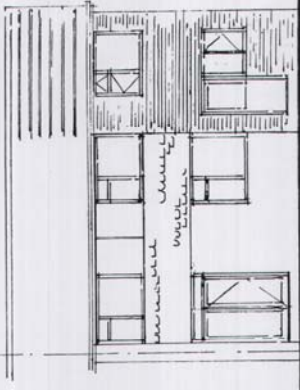
Therefore, with regard to these factors, it is recommended that the application be granted.

RECOMMENDATION

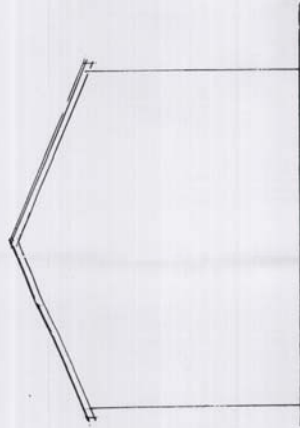
Grant



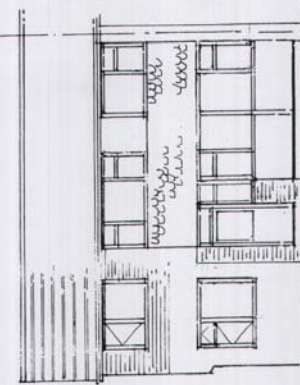
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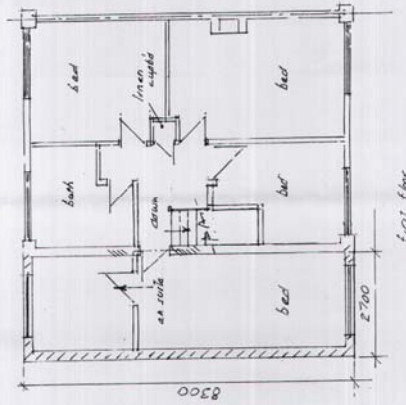
rear elevation



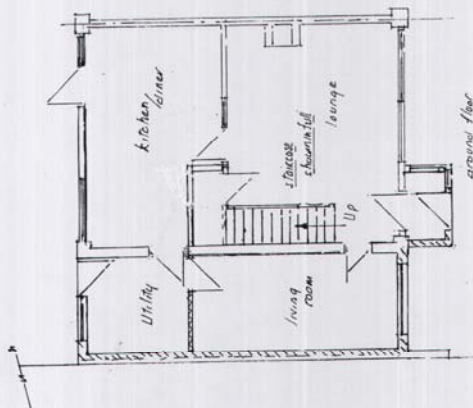
side elevation



front elevation



first floor



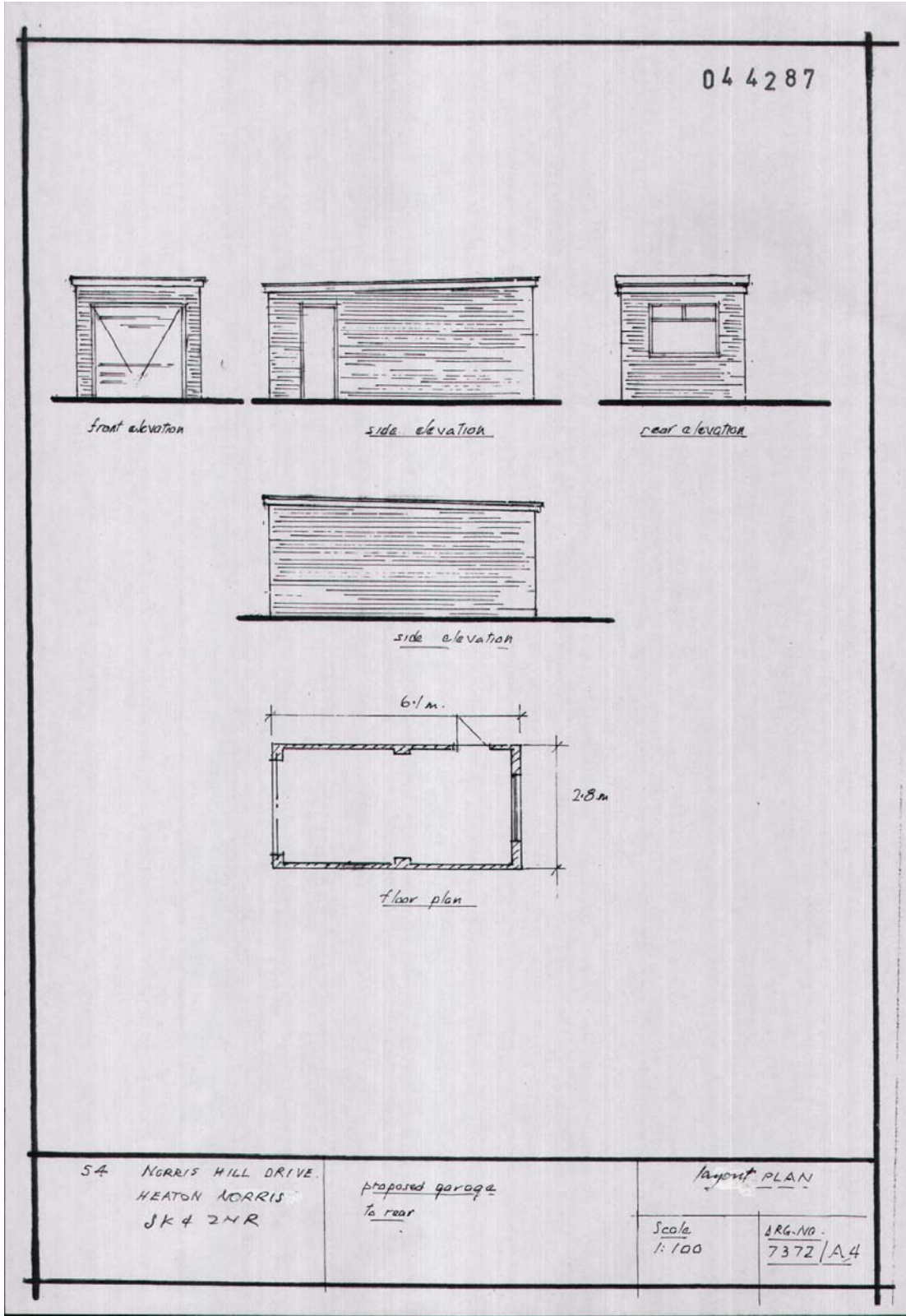
ground floor

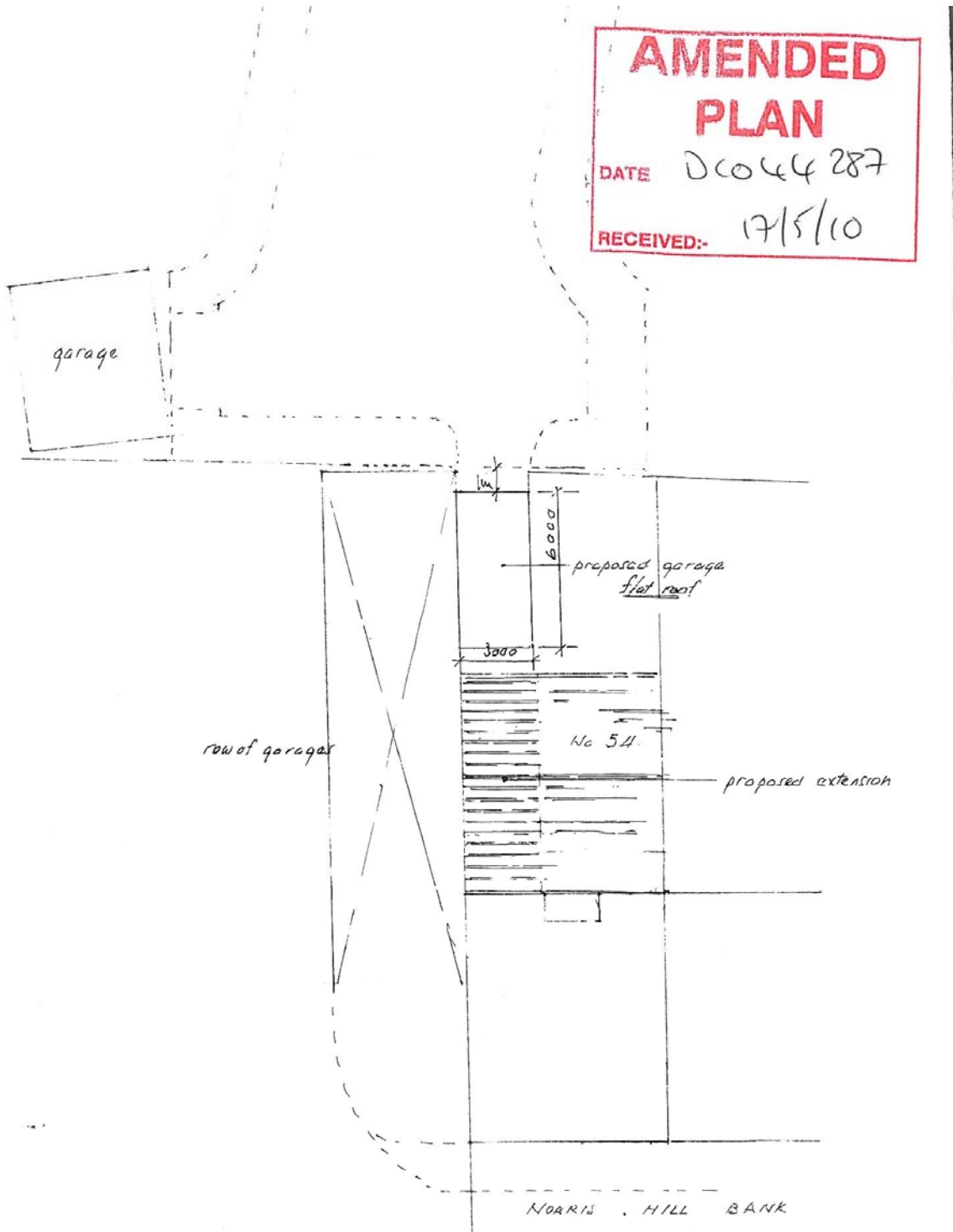
leading dimensions subject to site measure

Two-story extension on site replacing garage with garage to rear

54 MORRIS HILL DRIVE, HEATON MORRIS SKIDING prepared

Scale 1:100 D.R. No. 7372/A2





HEATONS & REDDISH AREA COMMITTEE Meeting: 21 June 2010

APPEAL DECISIONS, CURRENT PLANNING APPEALS
AND ENFORCEMENTS

Report of the Service Director (Legal & Property)

1. MATTER FOR CONSIDERATION

This report summarises recent appeal decisions, lists current planning appeals and dates for local inquiries and informal hearings for planning appeals within the area represented by Heatons and Reddish Area Committee.

2. INFORMATION

The appeal decisions and details of current appeals for each committee area are appended.

3. RECOMMENDATION

That the report be noted.

BACKGROUND PAPERS

Decision letters and notification of appeal arrangements issued by the Planning Inspectorate for each of the appeals reported .

Anyone wishing to inspect the background papers should telephone Joy Morton on 474 3219

HEATONS AND REDDISH AREA COMMITTEE

1 APPEAL DECISIONS

Planning Appeals

None

Householder Appeals

125 St James Road, Heaton Moor

Proposed rear conservatory

Decision: Allowed subject to conditions

Determined by: AC

CRE recommendation : refuse

2. OUTSTANDING APPEALS

Location of site

Date of Inquiry/hearing

2.1 Appeals to be heard at a local inquiry

None

2.2 Appeals to be heard at an informal hearing

None

2.3 Appeals to be determined by written representations

Planning Appeals

None

Householder Appeals

2 Ansley Grove, Heaton Moor

Listed Buildings & Conservation Areas Appeals

2 Vale Close, Heaton Mersey

3. ENFORCEMENT

226-230 Green Lane, Heaton Norris

S215 Notice Condition of Land

Compliance 1/11/09 - Planning application received

Compliance extended for determination - PP granted

Owner contacted re discharge of conditions
Compliance extended to allow work to be undertaken

2 Vale Close, Heaton Mersey

LB Enforcement Notice
Replacement front door Conservation Area
Compliance 30/4/10 - Appealed

21 Langdale Road, Heaton Chapel

Enforcement Notice
U/A single storey rear extension
Compliance 30/7/10

Land at 45 Chandos

Enforcement Notice
U/A installation clear glass window
side elevation roof slope - notice drafted
Enf officer contacted by Owner- window
to be obscure glazed by end June 10

7 Welford Green, Reddish

Remedial Notice - High Hedge
Instructions with legal
Legal drafting

HEATONS AND REDDISH AREA COMMITTEE
2010

Meeting: 21 June

PLANNING APPEAL STATISTICS 2009/2010

Report of the Service Director (Legal & Property)

1. **MATTER FOR CONSIDERATION**

Appeal statistics for 2009/2010

2. **INFORMATION**

The appeal decisions for the Area Committee and of the Borough as a whole are appended to this report. Information is also provided on success according to the maker of each decision, application for costs and the amount received or paid.

The figures in brackets are for 2008/2009.

It should be noted that during 2009/2010 changes were made to Tame Valley Area Committee.

Reddish Area Committee appeals fall within Heatons and Reddish Area Committee. Brinnington ward appeals fell within Victoria Area Committee and those appeals now fall within Central Area Committee. There is no difference in the combined totals on the last page of the report due to these changes.

The Council performance on Section 78 appeals has slipped for officer determined applications from 2008/2009 by 2%. The appeal statistics for Area Committee applications have slipped by 37% and Planning & Highways Committee improved by 17%.

3. **RECOMMENDATION**

That the report be noted

BACKGROUND PAPERS

Decision letters issued by the Planning Inspectorate for each of the appeals reported. Anyone wishing to inspect the background papers should contact Joy Morton on 474 3219

HEATONS & REDDISH AREA COMMITTEE

Planning Appeal Decisions 1st April 2009 to 31st March 2010

Section 78 Appeals

Application No.	Address	Determined by	Decision	Recommendation	Date
DC040178	18 Gibsons Rd, Heaton Moor	EED	Dismissed	N/A	10.6.09
DCO41116	Heaton Mersey Conservative Club, 444 Didsbury Rd, Heaton Mersey	EED	Allowed	N/A	3.8.09
DCO40280	100 Gorton Rd, Reddish	EED	Dismissed	N/A	26.8.09
DCO40390	Lynwood Residential Care Home, 57 Mersey Rd, Heaton Mersey	EED	Dismissed	N/A	26.8.09
DC041066	Former Aero Motors, 309 Manchester Rd, Heaton Chapel	AC	Dismissed	CRE: Refuse	1.3.10
DC042327	429 Gorton Rd, North Reddish	CRE	Dismissed	N/A	2.3.10

Determined by	No. appeals:	Dismissed	% Dismissed	SMBC % Dismissed
P&H Committee	0 (1)	N/A (0)	N/A (0)	42 (25)
Area Committee	1 (5)	1 (5)	100 (100)	20 (57)
EED/CRE	5 (2)	4 (1)	80 (50)	71 (73)
Total	6 (8)	5 (6)	83 (75)	57 (63)
Withdrawn (not counted)	0 (0)	(N/A)	N/A (N/A)	N/A (N/A)

Advertisement Appeals

Application No.	Address	Determined by	Decision	Date
DC040590	Reddish Service Station, Broadstone Road	EED	Dismissed	27.4.09

Enforcement Appeals

Address	Development	Decision	Date
Heaton Mersey Conservative Club 444 Didsbury Road, Heaton Mersey	Erection of area of raised wooden decking at the front	Allowed Notice quashed	22.10.09
4 Cavendish Road, Heaton Mersey	Construction of single storey rear extension in excess 70 cubic metres	Withdrawn	16.12.09

Number of planning applications determined

Number of planning applications determined in the area between 1st April 2009 and 31st March 2010 is

Costs Applications

Address	Application by	Decision	Date	Reason	Amount
Heaton Mersey Conservative Club 444 Didsbury Road, Heaton Mersey	Appellant	Refused	22.10.09	Unreasonable behaviour	N/A
Heaton Mersey Conservative Club 444 Didsbury Road, Heaton Mersey	LPA	Refused	22.10.09	Unreasonable behaviour	N/A

COMBINED TOTALS FOR WHOLE OF STOCKPORT**Section 78 Planning Appeals**

Determined by	No. appeals:	Dismissed	% Dismissed
P&H Committee	7 (8)	3 (2)	42 (25)
Area Committee	10 (14)	2 (8)	20 (57)
EED/CRE	32 (33 +1split)	23 (24 +1split)	71 (73)
Not Determined	0 (1)	N/A (1)	N/A (100)
Total	49 (57)	28 (36)	57 (63)
Withdrawn (not counted)	0 (0)	N/A (N/A)	N/A (N/A)

Enforcement Appeals

No. appeals:	Dismissed	% Dismissed	Withdrawn
7 (7)	2 (2)	28 (28)	1 (0)

High Hedge Appeals

Determined by	No. appeals:	Dismissed	% Dismissed
EED	1 (0)	1 (N/A)	100 (N/A)

Advertisement Appeals

Determined by	No. appeals:	Dismissed	% Dismissed
----------------------	---------------------	------------------	--------------------

Area Committee	0 (1)	N/A (0)	N/A (0)
EED	3 (3 +1 split)	3 (2)	100 (50)
Total	3 (5)	3 (2)	100 (40)
Withdrawn (not counted)	0 (0)	(N/A)	(N/A)

Lawful Development Certificate Appeals

Determined by	No. appeals:	Dismissed	% Dismissed	Withdrawn
EED	1 (1)	1 (0)	100 (0)	0 (0)

Listed Buildings and Conservation Areas

Determined by	No. appeals:	Dismissed	% Dismissed	Withdrawn
AC	1 (1)	0 (0)	0 (0)	0 (0)

Costs Applications

Application by	No Applications	No. Successful	Partial
Appellant	12 (7)	1 (2)	0 (1)
Council	2 (0)	1 (N/A)	0 (N/A)

APPLICATION FOR A NEW STREET TRADING CONSENT

Report of the Service Director (Environment)

1. PURPOSE OF REPORT

- 1.1 For Members to consider three applications for street trading consents at Haigh Avenue, Whitehill Industrial Estate.
- 1.2 The applications are from Mr Mark McClelland, Mrs Julia Clegg and Mr Trevor Jones.
- 1.3 All three applicants wish to trade as hot food providers in the said Road.

2. BACKGROUND

- 2.1 The site in question was previously occupied by a hot food seller who now has expressed the wish to surrender her street trading consent. There has been interest shown by various similar traders to occupy the site this includes her previous street trading assistant who has purchased the business from the consent holder.
- 2.2 All three applications are for a consent to sell hot and cold snacks, breakfasts, sandwiches, baked potatoes and various hot and cold drinks on:

Monday to Saturday, from 06.00 hrs to 14.30 hrs. Mr McClelland.

Monday to Friday, from 07.00 hrs to 15.00 hrs. Mrs Clegg.

No stated hours at this stage for Mr Jones.
- 2.3 Network Services (Traffic) have been previously consulted and they have no objections.
- 2.4 The Commercial team of the Environmental Health Service have been consulted and have no objections to either applicants McClellan or Clegg but have expressed concerns in relation to Mr Jones. Any food premise occupying the site would be subject to the normal food inspection programme.
- 2.5 Members should be aware that following incidents at a particular site, that the appeals committee strongly advised area committees to avoid issuing street trading consents for more than one person at any one site where the consent would be for a business of a similar kind.
- 2.6 All applicants are residents of Stockport and have experience of providing street trading facilities. Whilst all three applications are

contained in the single report members are advised to consider each application on its own merits.

3. GUIDELINES

3.1 The Area Committee can, either:

- a) grant the consent with the standard conditions,
- b) grant the consent, imposing terms, conditions or restrictions, or
- c) refuse the application.

4. RECOMMENDATIONS

4.1 The Area Committee is asked to consider this application.

4.2 That the Area Committee decide on the most appropriate person to hold a street trading consent for this particular site.

Background Papers

Local Government (Miscellaneous Provisions) Act 1982.

Anyone wishing further information, please contact Norman Elthorpe on 474
4244

Permit Parking Policy**Report of the Service Director (Environment)****1. PURPOSE**

- 1.1 To clarify the Council's policy with regard to the provision of parking permits for private businesses.

2. INFORMATION

- 2.1 At its meeting in January 2010, the Heatons and Reddish Area Committee considered a report on the public consultations that had been carried out to determine which (existing) resident's parking schemes would be converted to permit parking. The report explained that the consultation on Derby Range, Moorfield Grove, Portland Grove and Birch Avenue (Heaton Moor) has resulted in a petition against the conversion, and also a complaint about the Funeral Directors on Derby Range which, by virtue of owning an adjoining residential property, had obtained several permits which they used for the day to day running of their business.
- 2.2 In considering the report, the Committee made the following resolution: "That the Service Director (Environment) be requested to review the Council's policy in respect to the assignment of parking permits to businesses in light of the concerns regarding the Funeral Directors".
- 2.3 As some of the longer serving Members may recall, the original criteria to justify a resident's permit parking scheme was very rigid in its nature and was restricted to residents only. However, the policy review on permit parking was prompted in-part by the need to provide schemes that could be more flexible to suit local needs.
- 2.4 Clearly the Council would expect larger employers to consider their own parking needs before choosing to occupy premises within a residential area. However, for smaller businesses within a Permit Zone, (i.e. corner shops, fast food outlets, hair dressers etc) the provision of permits can now be considered in situations where it is deemed appropriate; the number of permits available to the business would be at the discretion of the elected Members.
- 2.5 Members may be aware that the Plaza Theatre, Mersey Square, has a permit parking bay on its frontage. The Plaza was offered this

dispensation due to its status as a charity which fulfils an important community function, and to overcome access difficulties encountered only in the Town Centre.

- 2.6 In considering Derby Range, it was never the Council's original policy to provide permits for private businesses; hence the Service Director would question the validity of the Funeral Directors obtaining permits when they are not technically "residents". However, in light of the fact that local householders have opted not to convert their resident's parking scheme, Traffic Services would recommend that no further action be taken with regard to this matter at this time. If residents had opted for a conversion, then the Council could have made a new Traffic Regulation Order to recognise that area as a Permit Zone, with perhaps one or two permits available to the Funeral Directors as the only business within that Zone.

Note: As the householders returned a petition against the conversation, the Authority can no longer guarantee a specified level of enforcement for this scheme. Further, there can be no guarantee that the signs and road markings for resident parking will be maintained in the future, and as such the scheme may eventually fall into non-use altogether.

3. **Recommendations**

The Area Committee is asked to note the report.

Background Papers

These are held on File No. NM27 in the Network Management Section

Anyone wishing any further information please contact M Townsend on 474 4861.

STOCKPORT COUNCIL
EXECUTIVE REPORT – SUMMARY SHEET

Subject: Denstone Road, Reddish (North Reddish Infant School)

Report to: (a) Heatons & Reddish Area Committee **Date:** 21 June 2010

Report of: (b) Service Director (Environment)

Key Decision: (c) **NO** / **YES** (Please circle)

Forward Plan General Exception Special Urgency (Tick box)

Summary: To seek approval for measures to improve safety on Denstone Road outside North Reddish Infant School.

Recommendation(s): The Area Committee is asked to consider the Service Director's report and approve the following,

No Waiting and No Loading or Unloading Monday to Friday 8am – 9am & 3pm – 4pm:

Denstone Road

Both sides from the Northerly cul-de-sac end for a distance of 6 metres in a Southerly direction.

Relevant Scrutiny Committee (if decision called in): **(d)**
ENVIRONMENT AND ECONOMY Scrutiny Committee

Background Papers (if report for publication): **(e)**

Contact person for accessing
background papers and discussing the report

Officer: M Townsend
Tel: 474 4861

'Urgent Business': (f) **YES** / **NO** (please circle)

Certification (if applicable)

This report should be considered as 'urgent business' and the decision exempted from 'call-in' for the following reason(s):

The written consent of Councillor _____ and the Chief Executive/Monitoring Officer/Corporate Director - Business Services for the decision to be treated as 'urgent business' was obtained on _____/will be obtained before the decision is implemented.

Denstone Road, Reddish (North Reddish Infant School)**Report of the Service Director, (Environment)****1. PURPOSE**

- 1.1 To seek approval for measures to improve safety on Denstone Road outside North Reddish Infant School.

2. INFORMATION

- 2.1 The Head Teacher at North Reddish Infant School contacted Traffic Services to discuss the need for safety improvements at the Northerly cul-de-sac end of Denstone Road. During school opening and closing times, there is a potentially dangerous situation in the cul-de-sac with children pouring in / out of the school entrance and vehicles mounting the footway to turn around.
- 2.2 In order to keep the cul-de-sac clear so that motorists have space to perform a safe turning manoeuvre, a proposal was drafted in consultation with the school for the introduction of restricted waiting (No Waiting Monday to Friday 8 – 9am & 3 – 4pm) along with pedestrian guard rails; see attached drawing: **NM8/4269/02**.
- 2.3 In due course, with consent from the Area Spokesperson, a consultation was carried out with householders on Denstone Road which resulted in the following (summarised) responses:
- Suggests that permit parking should be introduced to simply abolish all traffic associated with the school.
 - Opposes parking restrictions as there is only limited available on-street parking space available to residents.

In considering these comments, permit parking would actually have little or no relevance as motorists could still use the road to drop-off and collect children. Further, permit parking would only be introduced on that side of the carriageway fronting the terraced properties. As for available on-street parking space, the fact is that nobody has an automatic right to park on the Public Highway; but can park as long as they do so in accordance with the Highway Code. In any case, the proposal would only remove the equivalent of two car lengths for relatively short periods in the morning and afternoon, with parking still available in the evenings and weekends.

3. COST

3.1	Legal & Advertising	£ 600
	Road Marking & Signs	£ 260
	Pedestrian Barriers	£ 465
	Total	£1,325

To be funded from the delegated Area Committee budget.

4. **RECOMMENDATIONS**

- 4.1 The Area Committee is asked to consider the Service Director's report and approve the following,

No Waiting and No Loading or Unloading Monday to Friday 8am – 9am & 3pm – 4pm:

Denstone Road

Both sides from the Northerly cul-de-sac end for a distance of 6 metres in a Southerly direction.

Background Papers

These are held on File No. NM8/4269 in the Network Management Section

Anyone wishing any further information please contact M Townsend on 474 4861.

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JOB TITLE
DENSTONE ROAD, REDDISH

DRAWING TITLE
PROPOSED SAFETY MEASURES

STOCKPORT
METROPOLITAN BOROUGH COUNCIL
NETWORK MANAGER
HEADQUARTERS
103 WILLOWHURST ROAD
STOCKPORT SK7 2BT
Tel: 0161 472 4881
Fax: 0161 474 4833

FILENAME: Z:\2007\ARCHIVE\JOBST\K...JOHN\W12071207.DWG

Drawn	DP	Engineer	MT	Checked	5/10	Approved	[Signature]
Date	06/03/10	Date	06/03/10	Date	5/10	Date	
Scale	1:250	Drawing No.	NM8/4269/02	Revision			

SCG JOB NO. M1356

Jim McMahon BSc. CEng. MICE
SERVICE DIRECTOR, TRANSPORTATION & PLANNING

Broadstone Road, Reddish

Report of the Service Director (Environment)

1. **PURPOSE**

- 1.1 To seek approval for the introduction of No Waiting at Any Time on part of Broadstone Road (Strategic Route) in Reddish.

2. **INFORMATION**

- 2.1 Traffic Services received representation from the Manager of Russell Fox Court on Broadstone Road which provides sheltered accommodation for the elderly.
- 2.2 Currently, the kerb edge fronting the building has been dropped with the addition of an Access Protection Line to facilitate the needs of service vehicles & visitors etc who stop to collect and drop-off residents at the entrance. The Manager reported that many motorists do not respect the white line and he felt that the provision of a formal parking restriction fronting the entrance was necessary.
- 2.3 In view of the above, in agreement with the Manager, a proposal was drafted to replace the existing white line with No Waiting at Any Time; see drawing number: **NM8/4196/02B**. The current traffic orders in that area are shown on drawing number: **NM8/4196/01B**.
- 2.4 Whilst waiting is prohibited on double yellow lines, vehicles are allowed to stop for legitimate loading & unloading purposes such as stopping to collect passengers. Further, vehicles displaying a Blue Disabled Badge can park for up to three hours with impunity; so long as the vehicle does not present a significant danger or obstruction to other road users.
- 2.4 As the proposed order only affects one site, on a stretch of carriageway where motorists should not be parking, a local public consultation was not deemed necessary. If for any reason an interested party wishes to object to the order they will have opportunity during the advertising period.

3. **COST**

3.1	Legal & Advertising	£ 600
	Road Marking	£ 70
	Total	£ 670

Funding is available under the Capital Programme (2010/11) as part of the traffic improvements in that area.

4. **RECOMMENDATIONS**

- 4.1 The Area Committee is asked to consider the Service Director's report and recommend that the Executive Councillor (Transportation) approve the following,

No Waiting at Any Time:

Broadstone Road

South East side, from a point directly opposite the North Easterly kerb line of Arthur Street for a distance of 18 metres in a South Westerly direction.

Background Papers

These are held on File No. NM8/4196 in the Network Management Section

Anyone wishing any further information please contact Max Townsend on 474 4861.

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SCG JOB No. M1445

JOB TITLE

BROADSTONE ROAD, REDDISH

DRAWING TITLE

EXISTING RESTRICTIONS



STOCKPORT
METROPOLITAN BOROUGH COUNCIL

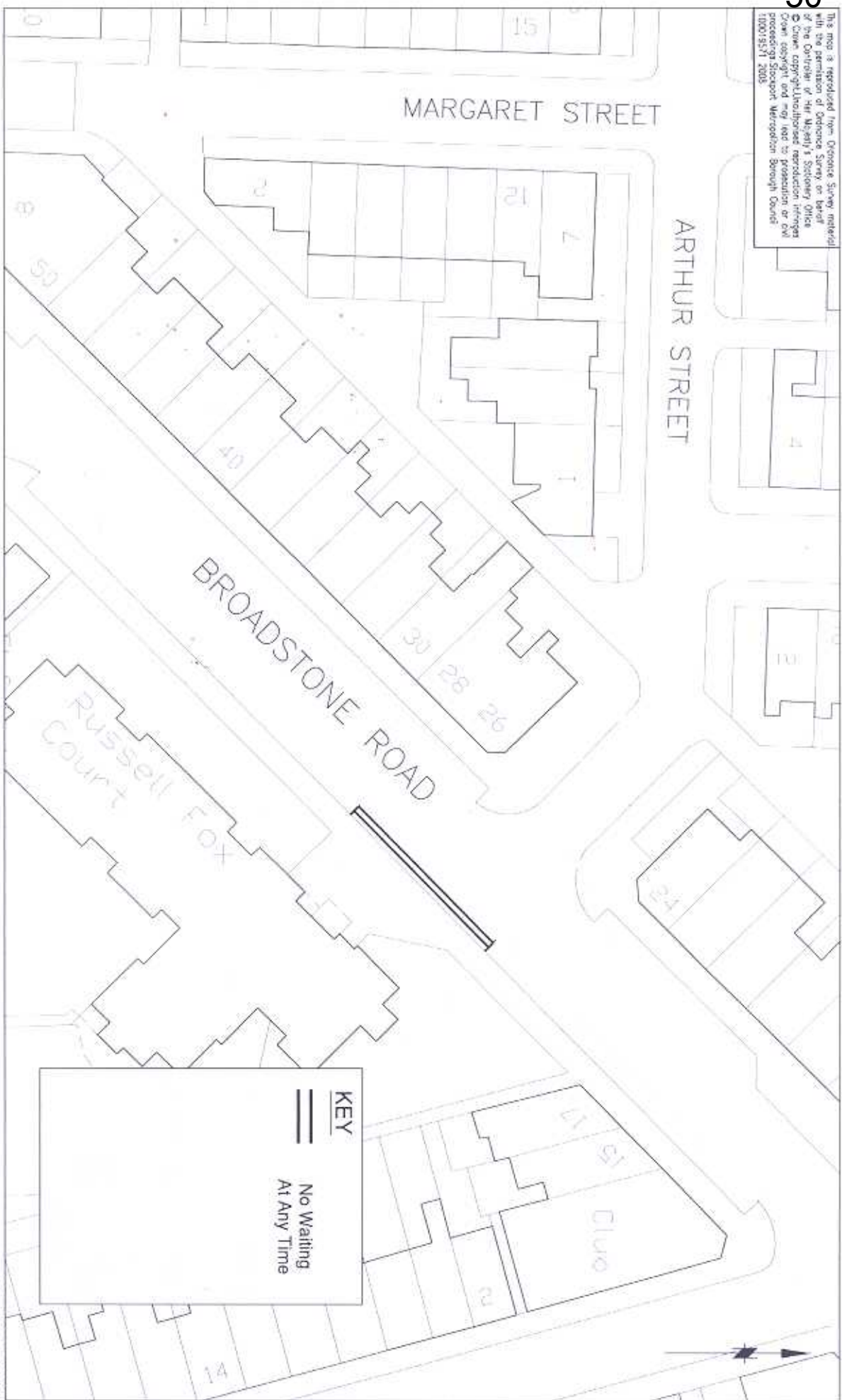
NETWORK MANAGEMENT
MARGARET HOUSE
103 WELLESBORO ROAD SOUTH
STOCKPORT TR4 4RT
Tel: 0161 474 4842
Fax: 0161 474 4833

JIM McWATSON BSc, C.Eng, MICE
SERVICE DIRECTOR, TRANSPORTATION & PLANNING

FILENAME 21\3001\SCG\HW\JOB\M1445\SCG1.DWG

Draw	DP	Engineer	MT	Checked	Approved
Date	08/03/10	Date	08/03/10	Date	4/10
Scale	1:500	Revision	NM8/4196/01B		

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**USE OF COMMUTED SUMS IN THE HEATONS AND REDDISH AREA
COMMITTEE AREA**

Report of the Service Director (Communities)

1.0 MATTER FOR CONSIDERATION

- 1.1 That Committee considers the use of commuted sums for play provision in the Heatons and Reddish committee area and approves the location of the play areas where these sums are to be spent.

2.0 INFORMATION

- 2.1 The commuted sums for play provision which are available for commitment to playspace improvement projects have been detailed in the appendix to this report.
- 2.2 In addition there is a sum of £669.24 which has accrued from the development of 89-91 Heaton Road, Heaton Moor which could be allocated to either Grafton Street Playbuilder project, the Heaton Moor Park play project, or to contribute to new junior play equipment at Manchester Road Recreation ground and committee's decision is sought. The development site is equidistant from all three sites.

3.0 RECOMMENDATION

- 3.1 That Committee decide and approve the allocation of the commuted sums described in this report and appendix as follows:
- To reserve the sum of £334.62 in the fund for Craig Road play area to accumulate towards future redevelopment
 - To allocate the sum of £167.31 to the improvement of the play area at Houldsworth Park, Reddish
 - The allocation of the commuted sum of £669.24 in 2.2 above.

BACKGROUND PAPERS

Commuted sums map and database

Anyone wishing to inspect the above background papers or requiring further information should contact Vanessa Brook on telephone number 0161 474 4446 or alternatively email vanessa.brook@stockport.gov.uk

Commuted Sums In Heatons & Reddish AREA
June 2010

SITE	UNALLOCATED COMMUTED SUMS	Allocated but unspent COMMUTED SUMS	SPENT COMMUTED SUMS	COMMENTS			
Craig Road	£334.62	£0.00	£0.00	<p>Committee have deferred the consideration of this sum at March 2010 area committee - £334.62.</p> <table border="1" data-bbox="987 507 2067 552"> <tr> <td data-bbox="987 507 1160 552">930</td> <td data-bbox="1160 507 1939 552">15 Valley Road, Heaton Mersey</td> <td data-bbox="1939 507 2067 552">334.62</td> </tr> </table>	930	15 Valley Road, Heaton Mersey	334.62
930	15 Valley Road, Heaton Mersey	334.62					
Crescent Park	£0.00	£5,797.20	£10,000.00	<p>Committee approval has been given to commit £15797.20 to match fund phase two of the renewal of the play area through approved Community Spaces funding in 2009/10 and Playbuilder funding within 2010/11. The Community Spaces project has been completed and the Playbuilder project is about to go on site.</p>			
Grafton Street / Lloyd Street	£0.00	£5,324.04	£0.00	<p>Committee approval has been given to commit £5,324.04 as match for Playbuilder funding for this project which is programmed for 2010/11.</p>			
Heaton Mersey Park	£0.00	£29,926.22	£0.00	<p>The Heaton Mersey Village Conservation Trust have applied for Community Spaces funding and Playbuilder funding has been agreed to create a new play area on the top level of the park next to the pavillion. Committee approval has been given to use £25,576.16 as match funding for this project. Committee elected to allocate an additional sum of £4015.44 to this project which is currently on site. Committee approval has been given to allocate £334.62 to the Playbuilder project which is programmed to be completed this year.</p>			

Heaton Moor Park	£0.00	£10,391.79	£40,411.92	Committee approval has been given to commit £9555.24 towards teen facilities within the park as match for funding from the Foundation for Sports and Arts and Community Spaces. Committee approval has been given to commit £836.55 to this project. The project is now completed.			
Houldsworth Park, Reddish.	£167.31	£669.25	£13,421.16	<p>Committee have approved the use of £13,421.16 as match funding towards a multi use games area and teen shelter on the site of the old tennis courts - completed.</p> <p>Committee have agreed to reserve the sum of £669.25 to accumulate towards a future project at this site</p> <p>Committee approval is sought to allocate £167.31 towards a future project at this site</p> <table border="1"> <tr> <td>£167.31</td> <td>959</td> <td>76-78 Gorton Road, Reddish</td> </tr> </table>	£167.31	959	76-78 Gorton Road, Reddish
£167.31	959	76-78 Gorton Road, Reddish					
Manchester Road Recreation Ground	£0.00	£9,893.82	£4,491.63	<p>Committee have approved the use of £4491.63 commuted sums as match funding towards additional play equipment</p> <p>Committee approval has been given to use £9893.82 towards improving existing junior play facilities</p>			
Marbury Road, Heaton Chapel	£0.00	£0.00	£8,281.84	Committee have given approval to use £8,281.84 as match funding for Playbuilder funding for the provision of a new junior play area for 8 – 13's at Marbury Road Recreation ground. This work is completed.			
North Reddish Park	£0.00	£739.45	£56,625.32	<p>Committee have approved the use of £56,625.32 on complete refurbishment of the play area.</p> <p>Committee have agreed to reserve the sum of £739.45 to accumulate towards a future project at this site</p>			

Norris Hill Farm play area	£0.00	£739.45	£0.00	Committee have agreed to reserve the sum of £739.45 to accumulate towards a future project at this site
Unity Park, Reddish Road	£0.00	£31,189.11	£0.00	Committee approval has been given to use £31,189.11 as match funding for Youth Capital funds applied for by local young people for a 'Youth Activity Zone' at Unity Park
South Reddish Park	£0.00	£544.90	£3,707.82	Committee approval has been given to use £3707.82 towards the renewal of this play area, match funding Safer Stockport Communities funds. Committee have agreed to reserve the sum of £544.90 to accumulate towards a future project at this site
Thornfield Park	£0.00	£1,922.57	£17,790.97	Committee approval has been given to use £17,790.97 as match funding towards the complete refurbishment of the play area and the construction of a multi use games area, Committee have agreed to reserve the sum of £1922.57 to accumulate towards a future project at this site
TOTAL	£501.93	£98,295.71	£154,730.66	

NOMINATION OF LA SCHOOL GOVERNORS**Report of Service Director (Learning & Achievement)****1. MATTER FOR CONSIDERATION**

Exercise of the Area Committee's delegated power to provide political nominations for LA governor vacancies in local schools.

2. INFORMATION

1. The arrangements for appointments to school governing bodies are as follows:
 - 1.1. Following the annual elections to the Council, the party groups will each identify a representative Councillor to meet with the Corporate Director, Children & Young People (known collectively as the Governor Representative Group) in order to determine any necessary changes in the allocation of governing body seats, to reflect both in aggregate and, so far as practicable, within the area of each Area Committee, the political balance of the Council as a whole. The Group should aim to avoid unnecessary disruption to individual schools. The allocation of governing body seats by the Governor Representative Group will be subject to the approval of the Executive Councillor (Children & Young People).
 - 1.2. When political vacancies arise, the Corporate Director, Children & Young People will prepare a report for the next practicable meeting of the relevant Area Committee. The report will identify the vacancy and indicate which of the party groups needs to be consulted in order to maintain the agreed political balance. The report will be copied, by the Corporate Director, Children & Young People, to each member of the Governor Representative Group, for information.
 - 1.3. Where the relevant party group has at least one seat on the Area Committee it will be for the group member (or members) to put forward names of appropriate individuals to be considered for nomination by the Area Committee to fill the vacancy (or vacancies).
 - 1.4. Where the group entitled to influence the nomination has no seat on the relevant Area Committee, the Committee will consult, via the Corporate Director, Children & Young People, with the relevant member of the Governor Representative Group.
 - 1.5. Following the meeting of the Area Committee, the nomination, if any, from the Area Committee will be submitted to the Executive Councillor (Children & Young People) who will have regard to that nomination when making an appointment.

- 1.6. If, for any reason, the Area Committee wishes to make a nomination for appointment that does not accord with the allocations determined by the Governor Representative Group and approved by the Executive Councillor (Children & Young People), the Area Committee may nominate one of its members to discuss the nomination, and the reasons for it, with the Executive Councillor (Children & Young People). It will be open to the Executive Councillor (Children & Young People) to agree to accept the Area Committee's nomination in exchange for the reallocation of a seat elsewhere in the Borough.
- 1.7. In the absence of a nomination from the Area Committee following the expiry of four Area Committee cycles from the original notification of the vacancy, the Corporate Director, Children & Young People will refer the matter to the Governor Representative Group, which will have the responsibility of ensuring that a nomination is made, having regard to the principles set out in 1.1 above, and submitted to the Executive Councillor (Children & Young People) for approval.
- 1.8. In an attempt to reduce the number of LA vacancies, nominations from Council Employees (other than employees of the Children & Young People's Directorate who are directly involved in support services to schools) will be considered by the Executive Councillor (Children & Young People). In order to maintain the overall political balance, 5% of each party's nominations will be allocated to non party governors (officers) taking into account long standing vacancies.
- 1.9. At any time the Executive Councillor (Children & Young People) may decline to exercise his/her functions under this Protocol and refer the matter to the Executive for a decision.

2.0 VACANCIES LESS THAN FOUR CYCLES

School	Number of vacancies	Political Group	Date Vacancy occurred
Heaton School	1	Con	05.05.10
Total	1		

2.1 NOMINATIONS

School	Name	Political Group
Heaton School	Mr C Ellis	Cons

3. RECOMMENDATION

The Area Committee are asked to consider the nomination in 2.1 above
 Anyone requiring further information should contact Libby Evans on telephone number 0161 474 3847 or alternatively email libby.evans@stockport.gov.uk

HEATONS & REDDISH AREA COMMITTEE

21 June 2010

PROGRESS ON AREA COMMITTEE DECISIONSReport of the Head of Area Governance

<u>Date/Minute No.</u>	<u>Subject</u>	<u>Summary of Decision</u>	<u>Progress</u>	<u>Officer Contact</u>
1 March 2010 Minute 10	Bedford Street - Pavement Repairs	That the Service Director (Environment) be requested to submit a report to a future meeting of the Area Committee providing details of the costs to repair the pavement at the unadopted section of Bedford Street.	This matter has been referred to the Service Director (Environment) for investigation.	Sharon Darwin
29 March 2010 Minute 19	Progress on Area Committee Decisions	That the Head of Area Governance be requested to identify appropriate football organisations and interested groups for the Area Committee to consult on an appropriate memorial for Frank Aspinall.	The Head of Area Governance has written to representatives of the Stockport Metropolitan junior football league management committee and is currently awaiting a response.	Steve Fox
19 April 2010 Minute 4	Community Engagement - Environmental and Highways Services	That the Service Director (Environment) be requested to circulate the following as a matter of urgency: <ul style="list-style-type: none"> • The programme for resurfacing and dealing with the problem of potholes as a result of the recent poor weather. • The Highway Maintenance programme for 2010/11. • A report explaining the process 	These matters have been referred to the Service Director (Environment) for consideration.	Sharon Darwin

AGENDA ITEM 14

<u>Date/Minute No.</u>	<u>Subject</u>	<u>Summary of Decision</u>	<u>Progress</u>	<u>Officer Contact</u>
		and cost of the replacement and unblocking of grids.		
24 May 2010 Minute 6 (iv)	Community Engagement - Highways Services	That the Service Director (Environment) be requested to report on the timescale for repairing the potholes and the resurfacing of Reddish Road roundabout to a future meeting of the Area Committee. That the Service Director (Environment) be requested to report back to a future meeting concerning the trees on New Hall Road.	A further update will be provided at the meeting.	Sharon Darwin
24 May 2010 Minute 6 (iv)	Community Engagement - Access Protection Markings	That the Service Director (Environment) be requested to attend the next meeting of the Area Committee to explain the new arrangements.	A request has been made for an update to be included in a future Councillors' e-bulletin.	Max Townsend
24 May 2010 Minute 6 (vii)	Area Flexibility Funding	That the Executive Councillor (Communities) be requested to attend the next meeting of the Area Committee in relation to a more appropriate way of dealing with Borough wide applications (for example the creation of a separate fund)	The Executive Councillor (Communities) is currently considering how boroughwide applications should be dealt with and intends to share her thoughts at a meeting of the Area Committee Chairs & Vice Chairs which is being arranged for September. Councillor Helen Foster Grime has indicated that she would welcome any suggestions from members of the Area Committee on this issue and would be happy to attend a meeting	Craig Ainsworth

<u>Date/Minute No.</u>	<u>Subject</u>	<u>Summary of Decision</u>	<u>Progress</u>	<u>Officer Contact</u>
			of the Area Committee following the meeting of Chairs & Vice Chairs in September.	
24 May 2010 Minute 11	Obstructions on the Highway - Offences and Penalties	That the Service Director (Legal & Property) be requested to submit a report to a future meeting in relation to enforcement by the Council in relation to obstructions on the highways	The request is current with Service Director (Legal and Property).	Paul Parkinson

Area Flexibility Funding

The remaining amounts available to be spent in 2010/11 are as follows: -

Heatons North

Friends of Heaton Moor Park - April 2010	£600.00	Greater Manchester East Scouts - May 2010	£250.00
Heaton Chapel Community Centre - April 2010	£280.00		
Green Lane Allotments - April 2010	£250.00	Total Available	£3730.66
		Spent	£1380.00
		Remaining	£2350.66

Heatons South

Green Lane Allotments - Mar 2010	£1000.00	Greater Manchester East Scouts - May 2010	£250.00
Didsbury Road Estate Residents Association - April 2010	£300.00		
		Total Available	£4245.83
		Spent	£1550.00
		Remaining	£2695.83

Reddish North

Greater Manchester East Scouts - May 2010	£250.00		
		Total Available	£3042.13
		Spent	£250.00
		Remaining	£2792.13

Reddish South

Heaton Chapel Community Centre - April 2010	£280.00	Greater Manchester East Scouts - May 2010	£250.00
Friends of Manchester Road Park - April 2010	£1000.00	Friends of South Reddish Park - May 2010	£250.00
		Total Available	£3469.74
		Spent	£1810.00
		Remaining	£1659.74

Background Papers

Minutes of the Four Heaton and Tame Valley Area Committee

Tame Valley Area Committee and Four Heaton Area Committee 'Progress on Area Committee Decisions' reports

Anyone wanting further information please contact Steve Fox on 474 3206.

Resume Of Issues Progress Report – Heatons & Reddish

SCHEME	CALLED IN? Y/N	WITH TRAFFIC SERVICES	WITH LEGAL	ON ADVERT	OBJECTIONS? Y/N	AWAITING OPS. DATE	OPERATIVE DATE	COMMENTS
A5145 Didsbury Road – Integrated Route Treatment NK		✓		✓				<p>Phase 1 & Craig Road area measures complete.</p> <p>Phase 2 measures now substantially complete – Road Safety Audit & snagging ongoing.</p> <p>Phase 3 works - Expected completion now end of May half term hols. Thornhill Road area junction and entry tables to be done in school hols.</p> <p>Phase 4 implementation progressing well. TRO's under objection – to go to May area committee. Completion now expected by end of June due to delay with UTC upgrade of Norris Avenue Puffin Crossing.</p>
Manchester Road/Orthes Road/ Lambs Fold, Heaton Chapel GS			✓					<p>Prohibition of Waiting Order. Resolved that the Executive Councillor (Transportation) be recommended to make the order as advertised.</p>

Reddish Safer Routes to School – Broadstone Hall Primary NK		✓						A couple of additional signs have been identified and an order has been placed. Still awaiting completion
Reddish Vale Road (access to Reddish Vale Country Park) MT		✓						Service Director (Transportation & Planning) seeking to determine what action should be taken following an investigation by Traffic Services into the provision of an order to prohibit parking along the unadopted stretch of Reddish Vale Road. An order has been supported by the Area Committee. However, Leisure Services need to resolve legal issues over who has ownership of the road (unadopted) before further progress can be made. For information Traffic Services has contacted Dft for advice on creating a no parking zone along the access road. We are currently awaiting their response.
B6167 – Reddish ITC – Associated Traffic Regulation Orders NK MT		✓						Additional works being investigated to resolve issues arising on Station Road approach to signals. Max Townsend to discuss options with Cllr Scott & provide details.
Rupert Street, Reddish Permit Parking		✓						Service Director (Environment) seeking approval for the introduction of Permit Parking on Rupert Street and No Waiting at Any Time on Rupert Street & side streets in Reddish. The scheme has been advertised without receiving any objections. Preparations will now be made for lines & signs to be introduced on

MT								site.
Naseby Road, Broadstone Hall Road South and Alderley Road.		✓						<p>Raised table at the junction of Broadstone Hall Road South and Greg Street delayed due to Utility diversions. Construction now expected by end of April. Advert with Legal.</p> <p>The issue on Alderley Road related to Highway maintenance and not traffic management.</p> <p>Neville Kay looking to introduce traffic calming measures in the Naseby Road area as part of 2010/11 capital programme. Ward Cllrs to be advised when funding is confirmed. Initial consultation letter to be sent frontages asking for comments by end of March.</p>
A626 Speed Restrictions A626 Manchester Road		✓						<p>Traffic Surveys reported to area committee on 25th January. No Further Action regarding crossing facility. Mobile Speed Signs to go on site periodically over the next few months.</p>
NK								
Heaton Moor Road – Puffin Crossing Upgrade adjacent to Heaton Chapel Station		✓						<p>Design approved 09/10 – Negotiations with Network Rail now complete. Works due to start on site 17/5/10 for 4 weeks (approx).</p> <p>Frontages consulted – no adverse comments. No objections to legal advert.</p>
NK								

Bowerfold Lane, Heaton Norris RL		✓				✓		Service Director (Transportation and Planning) seeking approval to impose a 7.5 Tonne Structural Weight Limit on the road over the Rail bridge on Bowerfold Lane, Heaton Norris, which forms part of the Area Committee boundary. No objections were received during the advertising period so instructions have been issued to implement the proposal. Scheme now complete
Cambridge Road, Heaton Chapel MT								That the petition from residents of Cambridge Road be referred the Service Director (Transportation & Planning) for investigation. A preliminary questionnaire consultation has been carried out with residents; further investigation to take place. On-going investigations The officer in charge has written to the Ward Spokesperson with a proposal for him to consider.
School Lane, Heaton Chapel				✓				Service Director (Environment) submitted a report seeking the approval of the Area Committee to amend the existing orders for Limited Waiting and Restricted Waiting on School Lane, Heaton Chapel. Report approved by Area Committee. The order has been advertised. A work instruction has now been issued to contractors.
Heaton Moor Road, Heaton Moor		✓						Service Director (Environment) submitted a report seeking the approval of the Area Committee to amend the current traffic orders on Heaton Moor Road, Heaton Moor, fronting the Northerly Shopping Parade. Report approved by Area Committee. Report approved and advertised with no objections; awaiting operative date.
Horace Grove, South Reddish		✓						Experimental one-way Order in to Horace Grove. A road markings and signing drawing has been produced and has been issued to the Council's contractor. The one-way TRO comes in to effect on 18/02/10 however requires the implementation of signing and road markings which are likely

GS								to be introduced in May/ June 2010.
Yew Street, Stockport MT				✓				Service Director (Environment) seeking approval to extend the existing parking prohibition on Yew Street Trading Estate. Currently on advert.
Egerton Road South, Heatom Moor MT				✓				Service Director (Environment) seeking approval for the introduction of Permit Parking on Egerton Road South and the introduction of Restricted Waiting on Egerton Road South and Langford Road in Heaton Moor. Currently on advert
Park Drive, Crescent Park & other roads, 20mph NK		✓						Order operative. 20mph signs to be in place by mid June.
Windmill Lane, Reddish MT		✓						Service Director (Environment) requesting the Area Committee to consider the possible introduction of a 20mph zone on Windmill Lane, Matlock Road, Hassop Road and adjoining side roads in Reddish.
Didsbury Road, St Johns Road, Heaton Mersey MT		✓						The Service Director (Environment) seeking the Area Committee's comments in relation to the introduction of No waiting at Any Time restrictions on Didsbury Road and St John's Road, Heaton Mersey.

Appendix B

Budget 10/11	£86,800
C/Forward (see above)	-£18,000
2010/11 TOTAL	£68,800
Remaining Amount	£68,800

HN	£14k left
HS	£24.5k left
RN	£8k left
RS	£21.5k left