



---

MINUTES OF BROWN EDGE PARISH COUNCIL EXTRAORDINARY MEETING  
HELD ON THURSDAY 9<sup>TH</sup> DECEMBER 2021  
BROWN EDGE VILLAGE HALL – 6.30PM

---

**Present:** Councillors – Cllr. Felton (Vice Chairman) Cllr Sherratt, Cllr. Turner-Holdcroft,  
Cllr. Hargreaves, and Cllr. Bedson

Minutes recorded by Mrs. D Wheat (Clerk)

**1. Vice-Chairman’s Welcome:**

Vice-Chairman Felton welcomed the Councillors to the meeting.

**2. Acceptance of Apologies for Absence:**

Cllr. Turner (Chairman) - illness

Cllr. Wright – attending another meeting

Cllr. Lea – Dispensation while recovering from illness

**3. Parishioners Concerns: None present**

**4. Declaration of Interest on forthcoming agenda items:**

None to declare

**5. Planning Applications and Related Issues:**

**SMD/2021/0649** - Oak Lodge, Sandy Lane, Brown Edge, ST6 8QJ

Proposed Development: Lawful Development Certificate for a proposed change of use from Class 3 (dwelling house) to Class 2 (Residential Institution).

a) The Council resolved that Cllr. Felton will speak at the SMDC Planning Committee meeting on 16<sup>th</sup> December.

***Proposed Cllr. Felton – Seconded Cllr. Bedson – All in favour***

b) The response letter from the applicant’s solicitor was considered by the Council:

- A 5 -year action plan should be available to enable the Council to make an informed decision on how the applicant intends to deliver the proposed change of use to a residential institution. The information supplied is vague. The letter states that a site manager will only be on site occasionally. Carers will be managing basic hygiene and catering needs. What will be the plan to maintain the property in good order?

- The Council supports the care of young people and their wellbeing in the community, but objects to the proposed location in a semi-detached property, adjacent to a nursery business and the impact it could have on these neighbouring properties.
- There should be a Care plan in place to illustrate how the company intends to nurture the young people from their arrival through to their adulthood and their progression into the community, with all their policies in place.
- A Noise policy should be presented along with independent evidence from other properties run by the applicant that noise levels will be managed to not negatively impact the surrounding properties.
- There should be a Risk Assessment Register with a full breakdown of incidents which could arise. What would be the company's mechanism for adjustment if the plan should fail? Ofsted reports of the companies' other properties should be presented.
- Workforce - Will local people be employed? Who will be responsible for taking the young people out into the surrounding village and landscape for entertainment?
- Brown Edge already has anti-social problems occurring in the village and the Council are concerned that young people with issues could compound this and bring a gang culture into the village which could affect the elderly population.
- If the application is successful there should be a trial period or a temporary license to be reviewed.

**The Council resolved to object to the application on the grounds of an inappropriate location for a Residential Institution and a lack of detailed procedural documentation to inform the Council.**

***Proposed – Cllr Felton – Seconded – Cllr Hargreaves – All in Favour***

**Meeting was closed by the Vice-Chairman at 19.16**

Next Full Council Meeting

Wednesday 4<sup>th</sup> January 2022 at 7pm at Brown Edge Village Hall

<b>I hereby state this is a correct account of the monthly meeting held by Brown Edge Parish Council.</b>		
<b>Signed: (Vice-Chair)</b>	<b>Councillor</b>	<b>Date:</b>