

Minutes of the Planning Committee Meeting held on Thursday 5th March 2020 at Tanworth Village Hall

Present: Councillor Willmott (Chair), Councillor Brougham, Councillor Burgess, Councillor Chaudry, Councillor Doidge, Councillor Ebbutt, Councillor Jones, Councillor O'Brien, Councillor Oakley
In attendance: Julie White, Parish Clerk

1. **Public Forum** – no-one present
2. **Apologies for Absence** – Councillor Saunders, Councillor Adams, Councillor Ross
3. **Declarations of Personal or Prejudicial Interest** – Councillor Ebbutt declared an interest in planning application 20/00556/VARY as he is the applicant. Councillor Ebbutt left the room whilst his planning application was considered.
4. **To confirm and sign the minutes of Planning Committee dated 6th February 2020**
Councillor Doidge proposed that the minutes of 6th February were a true and accurate record, seconded by Councillor Oakley. All those present at the meeting on 6th February were in favour. Councillor Willmott signed the minutes.
5. **Matters arising from the Minutes, not otherwise dealt with** – none.
6. **Planning Applications:**

Application No	Address	Proposal	Comments
20/00503/TREE	The Old Vicarage,	Leylandi x 3 - Fell	No representation
19/02964/FUL	Yew Tree Cottage, Tom Hill	Proposed garage conversion to additional living space subsidiary to Yew Tree Cottage	Objection – over - development of the site. Inappropriate in the Green Belt and no evidence of the need demonstrated.
20/00395/FUL	Ruins, Alcester Road, Beoley	New dwelling for an agricultural worker	Objection – This application is for a new dwelling in the Green Belt. There are no special circumstances nor a need demonstrated and the proposed building sits far outside the BUAB.
20/00523/FUL	4 Mile End	Single storey extension at the rear	No representation
20/00256/OUT	Marven, Broad Lane	Proposed new dwelling, all matters reserved for full application	Objection – The Parish Council does not believe that the application is limited infill. The proposal would mean over-development of the site.
20/00556/VARY	Highland, Poolhead Lane	Removal of reference to Class E in condition number 5 of 19/03444/FUL to allow owner to erect incidental outbuildings	Objection – Having spoken to the Planning Officer, the PC supports SDC's position that to allow PDR's Class E could result in an excessive volume increase.

7. To Receive Planning Decisions: these were noted:

Application	Address	Proposal	Decision
19/02660/FUL	Umberslade Adventure, Cut Throat Lane	Retrospective application for change of use of land to woodland adventure park comprising of several different activities.	Permission with conditions
19/03194/FUL	Pendeek, Danzey Green Lane	Demolition of existing building and erection of new dwelling (revision to approved 19/01490/FUL)	Permission with conditions
20/00172/TREE	Merryfields, Vicarage Hill	T1 Leyland cypress reduce to safe point	No objection
20/00306/LDP	Copperfields, Broad Lane	Proposed outbuilding	Certificate of lawful proposed use or development
19/01620/FUL Appeal Decision	Holly Bush Inn, Gorcott Hill	Single storey extension	Appeal dismissed

8. To discuss the Cank Farm site – Councillor Ross has previously circulated an email which reported that the Cank Farm site may have been bought. The Clerk was asked to contact District Councillor Dixon which Planning Officer will handle the application and to seek assurances from him and the District Council that no delegated decisions will be taken behind the back of the PC and confirmation that he will help the PC to ensure that all previous conditions will be maintained. All in favour.

9. To discuss highway damage caused by developers

Discussion took place over the state of the lanes which are being destroyed by HGV's and also the state of verges which are damaged by contractors when building work takes place. The Clerk reported that on January 3rd she had asked County Councillor Horner if he would take up with Highways to see if planning conditions could be imposed requiring the developer to show how they would manage on-street parking and how they would keep the highway clean outside the site. County Councillor Horner agreed that he would take this up but we have heard no more since. The Clerk was asked to chase County Councillor Horner about this and also to contact District Councillor Dixon to see if SDC could offer any help or advice. This item will appear on the next agenda of the Planning Committee.

10. Items for future agenda/any other business

- To discuss highway damage caused by developers (PO)
- The Common road safety scheme – why has it taken 2 years so far to implement something so simple (JD)
- Looking at how the PC can help where excessive high speed causes danger to life outside the built up area (Full Council – PO)

11. Date of the Next Meeting: Thursday 5th March, Tanworth Village Hall

The meeting closed at 20.16 hours.

Signed _____ Chairman of Meeting _____ Date