



# ALCESTER TOWN COUNCIL

**PLANNING COMMITTEE MEETING WAS HELD ON  
MONDAY 1 APRIL 2019 AT 7PM  
GLOBE HOUSE, PRIORY ROAD, ALCESTER**

## **Present**

Cllrs C Neal-Sturgess, M Cargill, K Cargill, J Bunting, C Brannigan, Y Morrison, T Forman, A Brown

## **In attendance**

Ms S Duran, Assistant Town Clerk and District Cllrs S Adam and M Gittus

### **1. Apologies**

Cllr J Kenyon

### **2. Declarations of Interest**

None

### **3. Stratford District Councillor Report**

District Cllr S Adams reported that she was pleased with the excellent conditions applied by SDC to the approved planning application **17/01084/REM- Land North of Allimore Lane Alcester**. She recommended that the Town Council planned now re Safer Routes to School across the Birmingham Road and a crossing at Arden Road. Existing Kings Coughton residents/students have also raised concerns with crossing Arden Road into Alcester. Clerk to speak with Town Clerk to co-ordinate a project between the Town Council, SDC (who are strongly in support) and WCC. District Cllr M Cargill pointed out that a Pelican crossing costs in excess of £100,000 and as the planning application was pre-CIL there is currently insufficient CIL funding for this financial year but hopefully this will be rectified next year.

District Cllr S Adams also reported that the Planning Enforcement team, SDC have agreed with the applicant of 18/02042/FUL 33 Newport Drive that she was misinformed. The application is with Cllr S Adams for comment and if she objects it will go before Regulatory Committee. Cllr Adams sought guidance from the Committee and it was agreed that as ATC objected before that this should be upheld. Cllr Adams to therefore object.

District Cllr M Cargill reported staff shortages in the Planning Policy, NDP team at SDC which may impact on Regulation 16 consultations across the district. Cllr Cargill to check whether this would also be impacted by purdah.

### **4. Minutes of last Meeting**

Minutes of the previous meeting were approved.

### **5. Planning Applications**

**a) 19/00623/TREE- Arrow Lodge Henley Street Alcester B49 5QY.** Proposed: - T1 ash: remove visible large diameter deadwood and reduce laterals that have grown through the adjacent Leyland cypress by 2 metres. For: Mr M Bowe. **NO OBJECTION**

**b) 19/00721/FUL- 37 Priory Road Alcester B49 5DX.** Proposed: Proposed porch extension to front, single storey bin store, single storey rear extension, raised rear terrace and front boundary wall with access gates (amendment to previously approved 18/02486/FUL). For: Mr & Mrs N Khera. **NO OBJECTION**

### **6. Report on Pending Applications**

None

### **7. Notice of Decision**

**a) 18/03488/FUL- 71 Priory Road Alcester B49 5EA.** Proposed: Single storey rear extension, insertion of rooflights to the rear elevation. For: Mr & Mrs Cox. **PERMISSION WITH CONDITIONS**

**b) 18/03489/LBC- 71 Priory Road Alcester B49 5EA.** Proposed: Single storey rear extension and internal alterations to facilitate loft conversion; insertion of three rooflights to the rear. For: Mr & Mrs Cox. **CONSENT GRANTED WITH CONDITIONS**

**c) 19/00303/TREE- Dorset House 2 Church Street Alcester B49 5AJ.** Proposed: -G1, cherry x 2no. - crown reduction by approximately 2 metres. For: Mr N Smart. **CONSENT WITH CONDITIONS**

- d) 18/03802/FUL- 20 Moorfield Road Alcester B49 5DA.** Proposed: Single storey side and rear extension. For: Mr M Dufficey. **PERMISSION WITH CONDITIONS**
- e) 17/01084/REM- Land North of Allimore Lane Alcester.** Proposed: Submission of details of the appearance, landscaping, layout and scale (Reserved Matters) relating to outline planning permission APP/J3720/A/13/2202101 (11/02767/OUT) for the erection of 160 dwellings with associated car parking, access, infrastructure provision and open space on land north of Allimore Lane, Alcester (northern site). For: J S Bloor (Tamworth) Ltd. **APPROVAL.** Cllr Bunting remains concerned over potential future service charges for residents on the new estates relating to play equipment management fees.
- f) 18/03555/FUL- The Corner House 6 Tibbets Close Meeting Lane Alcester B49 5QU.** Proposed: Retention of existing pergola and alternative landscaping layout of front garden (retrospective). For: Mr & Mrs M J Newey. **PERMISSION WITH CONDITIONS**
- g) 18/03049/FUL- 27 Sherwell Drive Alcester B49 5HA.** Proposed: Proposed single storey rear extension, single and two storey side extensions, entrance porch, render to first floor of extension, replacement windows and additional hardstanding to front of dwelling. For: Mr I Back. **PERMISSION WITH CONDITIONS**
- h) 19/00033/FUL- Alcester Grammar School Birmingham Road Ragley Mill Lane Alcester B49 5ED.** Proposed: 2x new canopy to provide additional outdoor shelter. For: Mr P Kelly Alcester Grammar School. **PERMISSION WITH CONDITIONS**
- i) 18/03345/VARY- White Lion Evesham Street Alcester B49 5DS.** Proposed: Variation of Condition 2 (approved plans) of application 16/02722/FUL to allow amended parking layout. Original description of development: 'Change of use of Public House to two dwellings. Demolition of rear extension.' For: Mr J Westwood Prestbury No.2. **PERMISSION**
- j) 18/03346/VARY- White Lion Evesham Street Alcester B49 5DS.** Proposed: Variation of Condition 2 (approved plans) of application 16/02635/FUL to allow amended parking layout. Original description of development: 'Erection of 2no. three-bedroom detached dwellings and associated works, car parking and access'. For: Mr J Westwood Prestbury No.2. **PERMISSION**

#### **8. Pending issues for discussion**

NDP update- Both the Submission version of the NDP and the Basic Conditions Statement were unanimously approved. Proposed by Cllr Neal-Sturgess and seconded by District Cllr Cargill and to go forward as a proposition to Full Council prior to submission to SDC.

District Cllr Cargill congratulated all involved- a massive undertaking. He also pointed out that SDC are reviewing the Core Strategy in 2020.

In the Basic Conditions Statement, Cllr Bunting had issues with Kinwarton being referred to as a village; NDP Policy CLW 4- allotment provision within the town- particularly with respect to those no longer proposed relating to **17/01084/REM- Land North of Allimore Lane Alcester.** It was agreed Clerk would check calculations regarding allotment provision v population.

#### **9. Correspondence**

- a) Specsavers- New Store in Alcester-** Confirmation that bench outside the new store can remain in existing location.

#### **10 Propositions to Council**

Formal adoption of the NDP for submission to SDC for Regulation 16 consultation- Neighbourhood Planning (General) Regulations 2012 was agreed as a proposition to Full Council.

#### **11 Urgent Business at the discretion of the Chair**

#### **12 Date and time of next meeting**

Planning Meeting: Monday 15 April 2019 at 7pm Globe House