

^BIDFORD ON AVON PARISH COUNCIL

In the County of Warwickshire



Minutes of the Planning Application Committee held on Monday 9 July 2012 @ 8.00 pm at the Parish Council Meeting Room, Bramley Way.

There was presentation by Dr. Shacklye, on behalf of the Bidford Health Centre, regarding the proposed move from the current premises on the High Street, to Crab Tree Nurseries, Stratford Road.

During the presentation, Dr. Shackley explained the reasons for the move:

- Current premises were no longer sustainable
- They were 1 of only 2 health centres able to secure funding from the PCT – essential to note this would cease on 31st March 2013 with the demise of PCTs.
- They had been looking for alternative premises for 10 years and, for a number of reasons, those that had been on offer were not deliverable on time
- These premises were large and offered the opportunity to have a state of the art medical/health centre.
- There had been a patient consultation which had been largely supportive of the move.

The presentation was followed by a short question and answer session giving the local community the opportunity to raise concerns which were addressed by Dr. Shackley.

The presentation closed with the Parish Council and local community thanking Dr. Shackley and showing its support for the proposal.

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The Chairman opened the Planning Committee meeting at 8.00 pm

PRESENT

Chairman Cllr. Fleming
Cllrs. Gerrard, Harvey, Mrs. Keeley, Pound,
 Mrs. Randell, Spiers and Squires

Also present District Councillors Howse, Pemberton and Spence and approx.
 120 members of the public

In attendance Elisabeth Uggerløse, Clerk to the Parish Council

1. TO RECEIVE AND ACCEPT APOLOGIES

Apologies received, and accepted, from Cllrs. Atkins & Hiscocks

2. TO RECEIVE DECLARATION OF INTERESTS ON ITEMS ON THE AGENDA

All members of the Council are respectfully reminded that in order to comply with the Code of Conduct adopted by the Parish Council on 20th August 2007 if any matter arises during the meeting in which they have Declared an Interest which could be personal or prejudicial they should declare so and leave the room.

No declarations of interest declared

3. APPROVAL OF THE MINUTES OF THE PLANNING MEETING HELD ON MONDAY 11TH JUNE 2012

Proposed by Cllr. Harvey, accepted as being accurate and signed by the Chairman

4. PUBLIC FORUM

- Resident raised the issue of the public inquiry for the planning application of Land to the rear of 18 Salford Road and requested the Parish Council consider approving the service of a barrister/QC to ensure the best defence at the inquiry.

5. TO CONSIDER THE FOLLOWING CORRESPONDENCE

- **SDC –Planning Inspectorate Appeal Ref. No. APP/J3720/A.12/2176055 – The Old Railway Yard, Waterloo Rd.**
The appeal will be dealt with at an Informal Hearing, date yet to be arranged.
Any additional comments to be sent to the Inspector by 8th August 2012

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RESOLVED to ensure the Parish Council sent its representation by 8th August and it would attend the Informal Hearing

- **ehB Residential (Estate Agents)** re Broom Tavern, High street, Broom B50 4HL
Consideration was given by the council to the letter sent by ehb Residential, following SDC policy that a community asset be offered to the local community.
It was noted that these estate agents were also the new owners of the premises.
It was also noted that the sale notice could be misrepresenting as it clearly states “residential” when the premises on sale are commercial.
RESOLVED SDC to be advised of the Parish Council’s concern about the manner in which the sale of commercial property was being made.

The Chairman proposed a change on the Agenda: to consider item 7, planning applications before Item 6 report from the 18 Salford Road Steering Group
RESOLVED to approve the change

6. TO CONSIDER THE FOLLOWING PLANNING APPLICATIONS

- **12/01177/FUL Mrs. Sarah Ainge, 42 The Meadows, B50 4AP**
Amended plans have been received illustrating the addition of a pitched roof to the two storey rear element
RESOLVED No representation
- **12/01334/FUL Bidford Health Centre, Crabtree Garden Centre, Stratford Road, B50 4LL**
Change of use of a garden centre to a medical health centre and associated parking, landscaping and demolition of glasshouses
RESOLVED to support the change of use for the following reasons
 - It is an essential community resource
 - The current site is unsustainable
 - The Parish Council would request the following transport measures
 - ✓ Good public transport, such as bus stops along the B439 (Stratford Road)
 - ✓ Pedestrian crossing to ensure safe access to and from the site, especially crossing the road to and from bus stops
 - ✓ Footpath from Bidford to the site to encourage pedestrian access to and from the site
 - ✓ Safe access at the point of entrance and departure

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- **12/01349/FUL Alamo Group Europe Ltd, Station Road, Salford Priors, Evesham WR11 8SW**
Demolition of existing buildings and extension to existing factory unit (5,360m²) to provide additional manufacturing, assembly, testing and storage facility together with the erection of a replacement service centre building (330m²). Revised site layout to provide new internal access road, service yards, car parking and other associated works including the deposit of excavated materials on adjacent field (up to 1m).
RESOLVED No representation

7. TO RECEIVE REPORT FROM THE STEERING GROUP IN RESPECT OF HTE APPEAL RE LAND TO THE REAR OF 18 SALFORD ORAD FOLLOWING ITS MEETING ON MONDAY 2ND JULY 2012

A written report had been circulated to councillors giving background, options and recommendations.

These were discussed at length and it was proposed the Council appoint a planning consultant to represent it at the public inquiry at a cost of no more than £5,000.

RESOLVED to appoint a Planning Consultant to represent the Council and the Local Community to cost no more than £5,000.

8. FOR INFORMATION

12/00224/FUL and 12/00471/LBC Mr. A. Dean, 7 High Street, Broom B50 4HJ

These applications have been withdrawn

Due to the sensitive nature of this item, the Council may resolve to exclude the public (Public Bodies (Admissions of Meetings Act) 1960 s1(2))

9. TO CONSIDER REPLY FROM SDC REGARDING THE OPEN SPACE LAND (circulated)

RESOLVED The Council to verify the information received and thereafter discuss the issue with the concerned party and report to the Clerk who would then act as per the Council's resolution of 25th June 2012

The meeting closed at 9.10pm