

# **BIDFORD ON AVON PARISH COUNCIL**

## **In the County of Warwickshire**



Minutes of the Consultative Planning Committee Meeting held on Monday 10<sup>th</sup> June 2019 @ 7.30 pm at the Parish Council Meeting Room, Bramley Way, B50 4QG

### **PRESENT**

Chairman                    Cllr Fleming

Cllrs.                        Cullum, Deacon, Hiscocks, Keeley, Meredith, Taylor and Williams

In attendance            Mrs E. Uggerløse, Clerk to the Parish Council

Also present              District Cllr Pemberton and 2 members of the public

### **1. TO RECEIVE AND ACCEPT APOLOGIES**

Apologies received and accepted from Cllr Knight. Cllr Atkins was absent.

### **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 18<sup>th</sup> December 2017, if any matter arises during the meeting in which they have declared a disclosable pecuniary interest (DPI) they should leave the room.

*Cllr. Fleming declared a personal interest in item 7ii) as he knows the applicants*

- Written requests for Dispensations for DPI should be received by the Clerk no more than 24 hours prior to the meeting. Dispensations will be granted as appropriate.  
*None requested*

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- 3. TO APPROVE THE MINUTES OF THE MEETING HELD ON 13<sup>TH</sup> MAY 2019**  
Cllr Keeley proposed the Minutes be accepted as being accurate  
**RESOLVED** that the Minutes be approved and they were signed by the Chairman.
- 4. PUBLIC FORUM**  
No issues raised
- 5. TO CONSIDER WHETHER TO APPLY FOR THE HISTORIC ENGLAND HIGH STREET HERITAGE ACTION ZONES EXPRESSION OF INTEREST**  
This had been circulated on receipt on 28<sup>th</sup> May 2019. Members expressed concern at the extremely short time it had been given to provide a full report on a proposed project, which also had to be endorsed by the local community prior consultation.  
It was proposed this issue be raised with SDC and that it be requested to pass on its concerns to the relevant parties with a suggestion that, in future, at least 3 months are allowed to put together a project, consulting the local community on same, to enable to send an Expression of Interest.  
**RESOLVED** to approve the proposal and advise SDC accordingly
- 6. TO RECEIVE WCC 'S FORMAL NOTICE AND STATEMENT OF REPRESENTATIONS PROCEDURE IN RESPECT OF POLICY MCS10 – UNDERGROUND COAL GASIFICATION – WARWICKSHIRE MINERALS PLAN 2018**  
This had been circulated and it was **RESOLVED** to note
- 7. TO CONSIDER THE FOLLOWING APPEALS**
- i. **17/03267/FUL – Mrs C Harris, The Croft, Bidford Road, Broom B50 4HH – Appeal No. 3199244**  
Conversion of existing annex/garage building to 1 bedroom house with minor alterations and formation of new access to High Street  
*Council objected to this application as it is contrary to*
- *Policy HI – Village Boundary – Broom is outside the boundary and is not considered suitable for further development*
  - *ECON 1 – Protecting and Enhancing existing employment sites: this is currently a holiday let which benefits the two pubs in the village and its loss will have an impact.*
  - *To SDC's Core Strategy which considers Broom "any other settlement" category.*
- Council to determine whether it wishes to make a written objection to the Planning Inspectorate  
It was proposed that Council reiterate its objection as above as this was based on the NDP which is a community led policy document.  
**RESOLVED** Council to reiterate its objection

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**ii. 19/00102/FUL – Ms L Preece, 7 Bidford Road, Broom B50 4HP – appeal No. 3228525**

Proposed new dwelling

*Council objected to this application as it is contrary to*

- *Policy HI – Village Boundary – Broom is outside the boundary and is not considered suitable for further development*
- *To SDC's Core Strategy which considers Broom "any other settlement" category.*

Council to determine whether it wishes to make a written objection to the Planning Inspectorate

It was proposed that Council reply as per the previous item. There was a counter proposal that Council not write an objection which was put to a vote: 6 voted against the counter proposal and 1 in favour (Cllr Fleming did not vote, having declared a personal interest).

**RESOLVED** by 6 votes in favour and 1 against to reiterate Council's objection

**8. TO NOTE THE FOLLOWING VARIATIONS TO EXISTING PLANNING APPLICATION**

**i. 19/00621/FUL Mr and Mrs Morris, 87 High Street, B50 4BG**

Proposed two storey and single storey extensions.

*Amendments:*

- *Proposed first floor bedroom window has been obscurely glazed*
- *Reduction in scale of extensions, to part two storey and part single storey extensions*

**RESOLVED** to note as this was an improvement on the original application

**9. TO CONSIDER THE FOLLOWING PLANNING APPLICATIONS**

**i. 19/01353/VARY - Jenny Gowans, Marlcliff Farm, The Bank, Marlcliff**

Variation of condition 4 of planning permission 17/02450/FUL to allow for the omission of breathable roofing membrane and strip of 1F felt to be installed at the ridge, to bat loft to meet requirements of ecologist. Specifically reference to "drawing 02C" to be changed to "Heritage Statement August 2017 Rev A.

*This application is as a result of discussion within SDC in the Conservation Team and the ecologist*

**RESOLVED** no objection to the variation

**ii. 19/01374/TREE – Mrs Carolyn Abbey, the Stables, Mill Lane, Broom B50 4HS**

T1 – Lawson Cypress: reduce in height by 3 metres to approx... 5 metres

**RESOLVED** no objection but request the tree surgeon carry out the work sympathetically to minimise the impact.

## 10. TO NOTE THE FOLLOWING PLANNING DECISIONS

- **19/00586/FUL – Mr Gordon Gregg, 1 Spiers Court, St Laurence Way, B50 4LF**

Remove part of an existing front/rear garden dividing wall and replace with a timber gate to provide access to rear garden (retrospective)

*Permission granted*

- **19/00687/TPO – Mrs Amanda Gallagher, 1 Old School Mead, B50 4AW**

T4 0 Lime: crown reduction, re-shaping and removal of dead wood.

Approx. height 23 metres to reduce by 9 metres. Current spread 10 metres to reduce by 4 metres

*Permission refused*

*The lime tree is of high public amenity value and is worthy of its TPO status contributing to the street scene. Council is not satisfied that the reasons given for the crown reduction of the tree is of sufficient weight to override the amenity disbenefit.....Whilst it is accepted that the tree would benefit from some reduction works, these should be minimal in nature and be selective.*

- iii. **19/00794/FUL – Mrs Amanda Ison – 12 Glebe Close, B50 4BL**

Rear single storey extension. Replace fence to side boundary

*Permission granted*

**RESOLVED** to note the decisions

The meeting closed at approx. 7.55 pm