

PLANNING COMMITTEE

Thursday 19th May 2011– Schedule 485 Development Control

The schedule frequently refers to various standard conditions and notes for permission and standard reasons and refusals. Details of the full wording of these can be obtained from the Director of Planning and Regulatory Services, Duke House, Clensmore Street, Kidderminster. However, a brief description can be seen in brackets alongside each standard condition, note or reason mentioned.

PART A

Application Reference: 11/0122/FULL

Site Address: 4 AGGBOROUGH CRESCENT, KIDDERMINSTER, DY10 1LG

APPROVED subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. B3 (Materials)
4. J7 (Windows; obscure glazing) [in the east elevation facing No. 3]

Note

Landfill gas

Reason for Approval

The proposed extension is considered to be of an appropriate scale and design to the main dwelling and will have an acceptable appearance in the street scene. The impact of the extension upon neighbouring properties has been carefully assessed and it is considered that there will be no undue impact upon their amenity. For these reasons the proposal is considered to be in accordance with policies D.17 (Adopted Wyre Forest District Local Plan), CP11, CP03 (Adopted Wyre Forest Core Strategy), Design Quality Supplementary Planning Guidance and Planning Policy Statement 1.

Application Reference: 11/0097/FULL

Site Address: 7 MERTON CLOSE, KIDDERMINSTER, DY10 3AE

APPROVED subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. B3 (Finishing materials to match)

Reason for Approval

The proposed extension is considered to be of an appropriate scale and design to the main dwelling and will have an acceptable appearance. The impact of the extension upon neighbouring properties has been carefully assessed and it is considered that there will be no undue impact upon their amenity.

Application Reference: 11/0098/FULL

Site Address: 2 PARK DINGLE, BEWDLEY, DY12 2JY

APPROVAL subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. Vehicle access construction
4. Access closure - use of site - vehicular
5. Driveway gradient
6. Access, turning and parking

Notes

- A. Alteration of highway to provide new or amend vehicle crossover.
- B. No drainage to discharge to highway.

Reason for Approval

The proposed drop kerb and driveway is considered acceptable; the access would not appear atypical or incongruous in the context of the street scene or the character of the area. The existing drive is to be removed and it has been demonstrated that sufficient space exists within the site to provide both parking and manoeuvring space; as such, it is considered that the development would have no adverse effect on highway safety. The development would be considered to accord with the requirements of Policy TR.17 of the Adopted Wyre Forest District Local Plan (2004) and Planning Policy Statement 13: Transport.

Application Reference: 11/0239/FULL

Site Address: LAND ADJACENT TO MINSTER ROAD AND, FIRS INDUSTRIAL ESTATE, KIDDERMINSTER, DY11 7QN

APPROVAL be given subject to:-

- a) no objections from the Highway Authority; and
- b) the following conditions:
 1. A6 (Full with no reserved matters)
 2. A11 (Approved plans)
 3. B6 (External details – approved plan)

Reason for Approval

The principle of the development is acceptable in the Green Belt and would maintain openness. The design and position of the gates is considered acceptable in this context and will provide appropriate entrance to the Cemetery and Crematorium. Consideration of highway safety matters have been fully considered and found acceptable.