

WYRE FOREST DISTRICT COUNCIL

PLANNING COMMITTEE

15th December 2020 - Schedule 591 Development Management

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 Development Manager, Wyre Forest House, Finepoint Way, Kidderminster. However, a brief description can be seen in brackets alongside each standard condition, note or reason mentioned.

Councillor L J Jones joined the meeting at 6:04pm and having missed part of the Officer presentation on application 20/0033/FUL abstained from voting on that application.

Application Reference: 20/0033/FUL

Site Address: The Grange, 162 Sutton Park Road, Kidderminster, Worcestershire, DY11 6LF

The Committee received representation from Trevor Hughes (Objector) and Branden Hadlington (Applicant's Representative) prior to a decision being made.

APPROVED subject to the following conditions:

1. A6 (Full with no reserved matters)
2. Building materials including hard surfacing details
3. To secure site and finished floor levels
4. To secure boundary treatment details
5. To require landscaping scheme and implementation
6. To require Landscape Management Plan
7. To secure retention of hedgerow at a minimum height of 3 metres above ground level of the application site
8. To require Tree Protection Plan
9. To require Arboricultural Method Statement
10. Implementation of Ecological Mitigation Measures
11. To require provision of 5 bird and 5 bat boxes
12. To require external lighting details
13. Removal of Permitted Development Rights for rear extensions to dwellings on plots 2 – 8 (inclusive)
14. No first-floor side facing windows shall be installed in the dormer bungalow
15. Foul and Surface Water Drainage
16. Scheme of surface water drainage strategy
17. Details of the access to include tactile paving and surfacing
18. Access, turning area and parking facilities including to be provided
19. Internal access road to be amended to provide a consistent width of 5.5 metres
20. To require cycle storage facilities
21. To require welcome travel pack
22. To require Construction Environmental Management Plan to avoid harm to highway safety and trees.
23. To require electric charging point provision in accordance with Streetscape Design Guide.

Notes

- A Severn Trent Water
- B Section 278 Highway Works
- C Section 38 Agreement
- D Drainage Details for Section 38
- E No Drainage to Discharge to Highway
- F WRS Demolition & Construction Guidance
- G Appropriate removal and disposal of potential asbestos

Application Reference: 20/0747/S73

Site Address: Oak Tree Farm, Button Oak to Arley Road, Pound Green, Bewdley, DY12 3LG

The Committee received representation from Cllr R H Coleman (Ward Member) prior to a decision being made.

Removal of condition No. 4 attached to Planning Permission 18/0595/FULL

APPROVED to reinstate Permitted Development Rights with the remaining conditions attached to 18/0595/FULL unaffected and imposed on this permission;

1. A6 - Standard Time (29-11-2021)
2. A11 – Approved Drawings
3. B3 – Matching Materials
4. Extension to be used ancillary to property