

Site Plans and Presentations Pack



Planning Committee

Wed 22 Jun
2022
7.00 pm

Council Chamber
Town Hall
Redditch



www.redditchbc.gov.uk

If you have any queries on this agenda, please contact Gavin Day
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Email: Gavin.Day@bromsgroveandredditch.gov.uk

Planning

COMMITTEE

Wednesday, 22nd June, 2022

7.00 pm

Council Chamber Town Hall

Agenda

Membership:

Cllrs:	Michael Chalk (Chair)	Alex Fogg
	Timothy Pearman (Vice-Chair)	Andrew Fry
	Imran Altaf	Bill Hartnett
	Tom Baker-Price	Gareth Prosser
	Brandon Clayton	

- 5.** Application - 19/01264/FUL - Rockhill Farm, Astwood Lane, Feckenham, Redditch (Pages 1 - 14)
- 6.** Application - 22/00070/FUL - Alto House, Ravens Bank Drive, Redditch, Worcestershire (Pages 15 - 26)
- 7.** Application - 22/00539/FUL - Kingfisher School , Clifton Close Redditch, Worcestershire, B98 0HF (Pages 27 - 32)
- 8.** Application - 22/00637/FUL - Numbers 45 to 122 High Trees Close, Oakenshaw, Redditch, B98 7BP (Pages 33 - 42)

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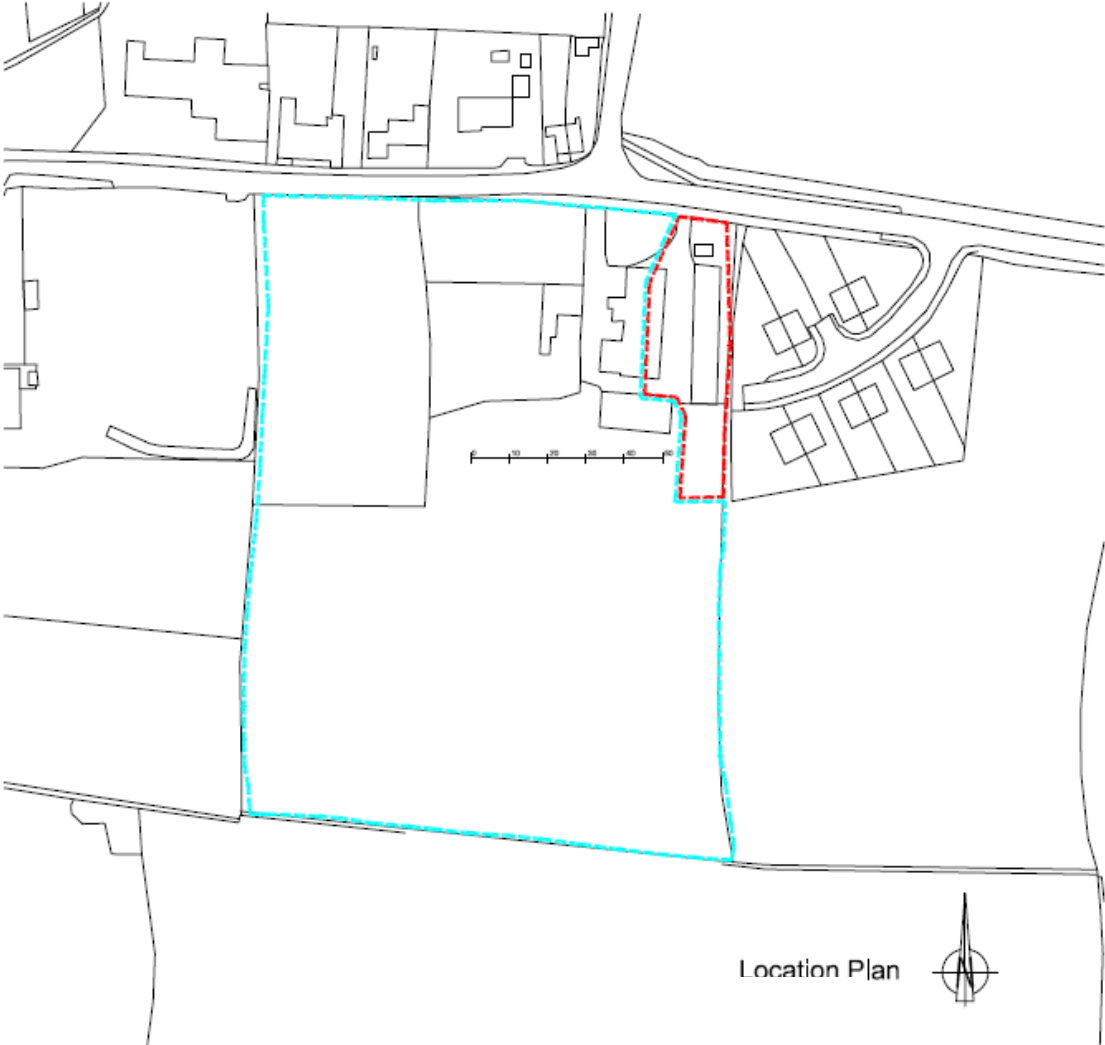
19/01264/FUL

Rockhill Farm, Astwood Lane, Feckenham, Redditch

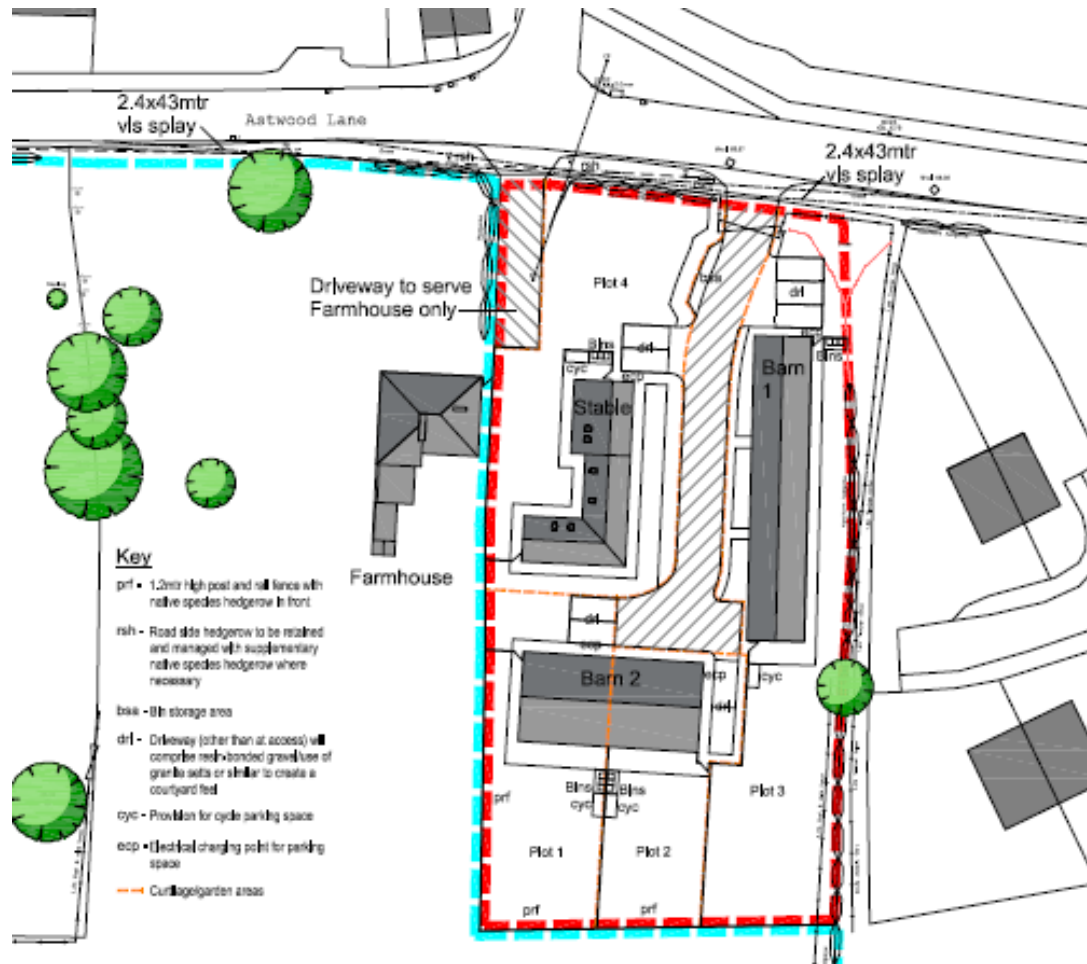
Erection of 2 x dwellings in lieu of 1 dwelling granted as part of the site's re-development under application 17/00451/FUL (Retrospective)

Recommendation: GRANT planning permission subject to conditions

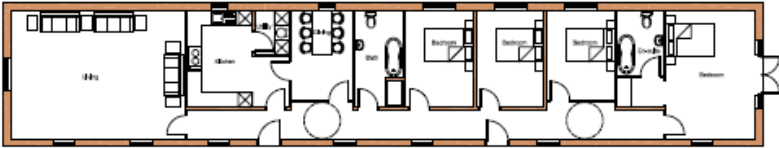
Site location plan



Approved scheme 17/00451/FUL

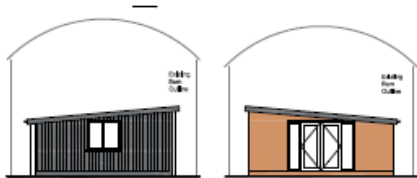


17/00451/FUL Approved dwelling



Proposed Barn 1
Ground Floor Plan
Scale 1:100

External Area - 164m²
Internal Area - 160m²
Volume - 478,125m³
(Length 31.25m x Cross Section 15.25m)



Proposed Barn 1
Side Elevation (North)
Scale 1:100

Proposed Barn 1
Side Elevation (South)
Scale 1:100

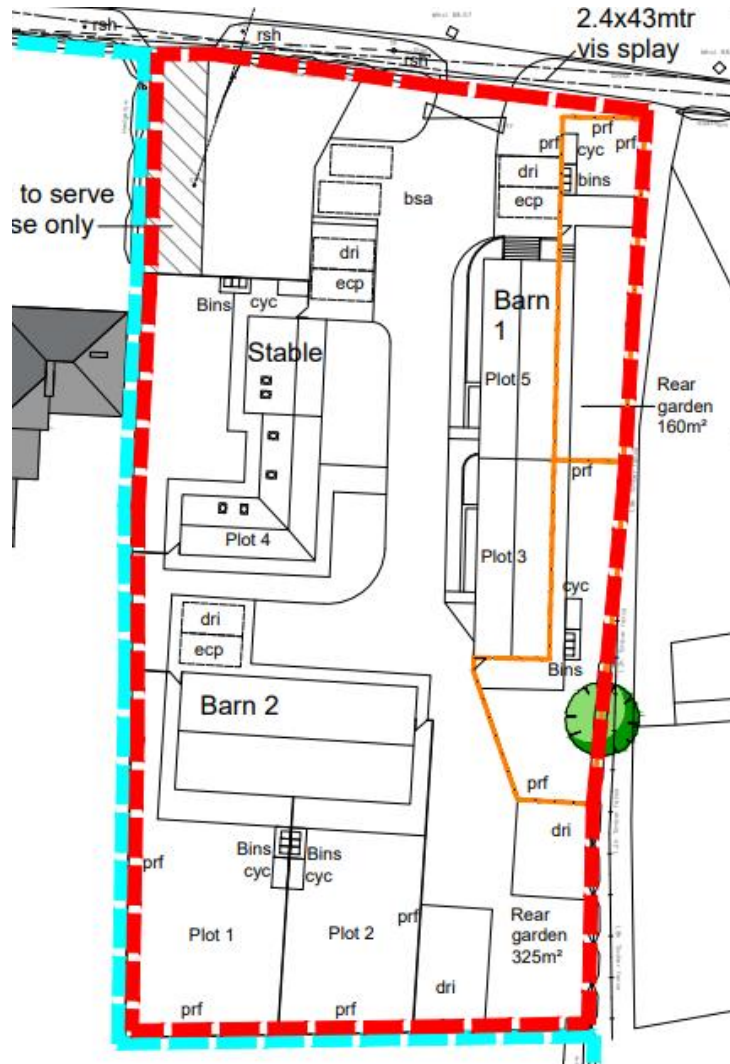


Proposed Barn 1
Front Elevation (West)
Scale 1:100



Proposed Barn 1
Rear Elevation (East)
Scale 1:100

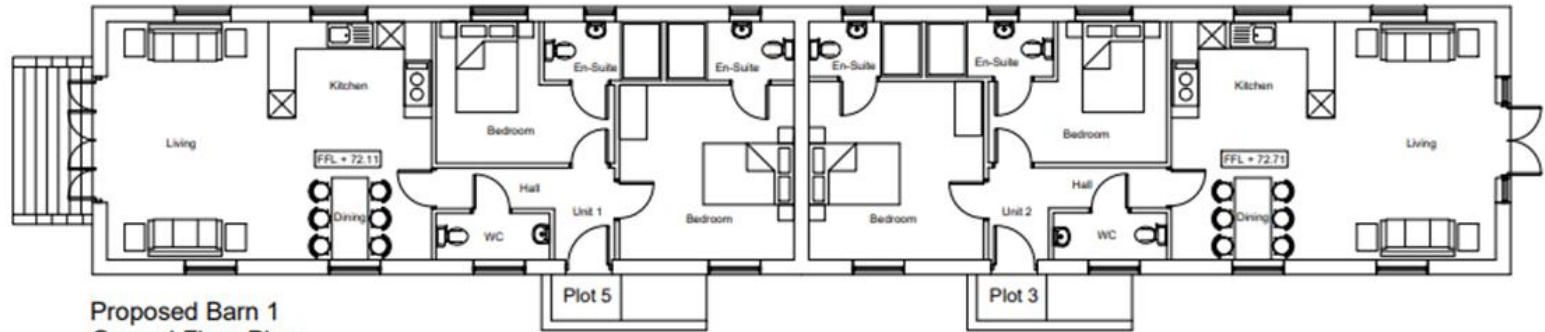
Application Scheme



Floor plan and front elevation



Proposed Barn
Front Elevation (West)
Scale 1:100



Proposed Barn 1
Ground Floor Plan
Scale 1:100

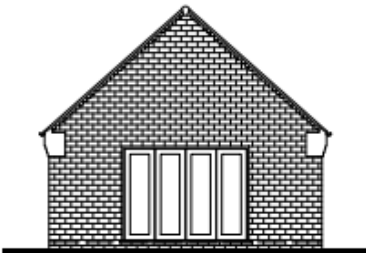
Elevations



Proposed Barn 1
Rear Elevation (East)
Scale 1:50

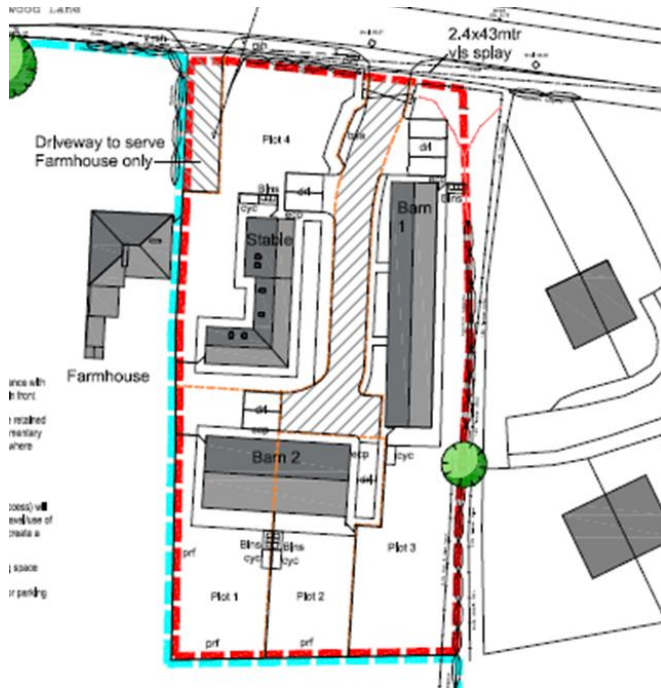


Proposed Barn 1
Side Elevation (North)
Scale 1:100

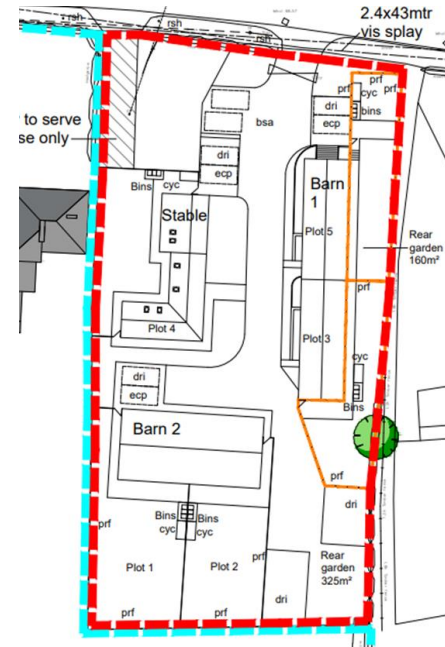


Proposed Barn 1
Side Elevation (South)
Scale 1:100

Direct comparison of the two layouts

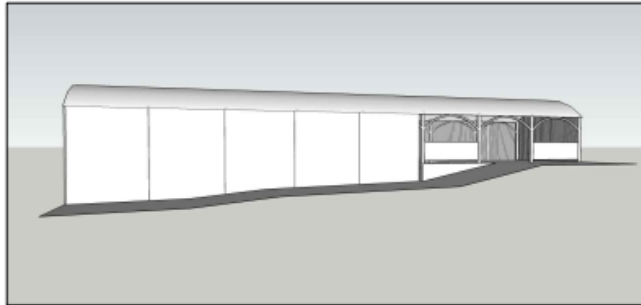


Approved scheme



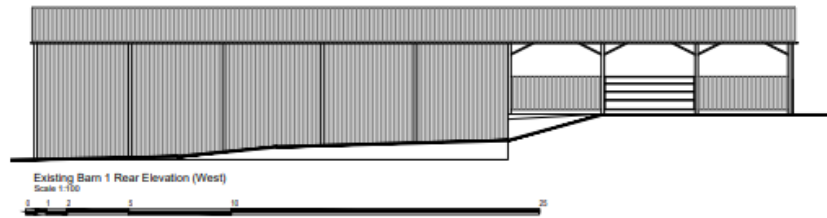
Revised scheme

Additional details submitted confirming volume of buildings

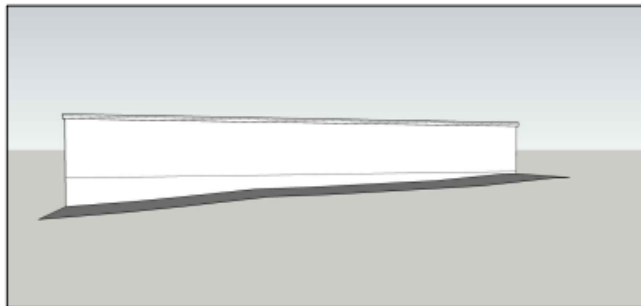


Original Barn

Volume - 1627 m³



Existing Barn 1 Rear Elevation (West)
Scale 1:100



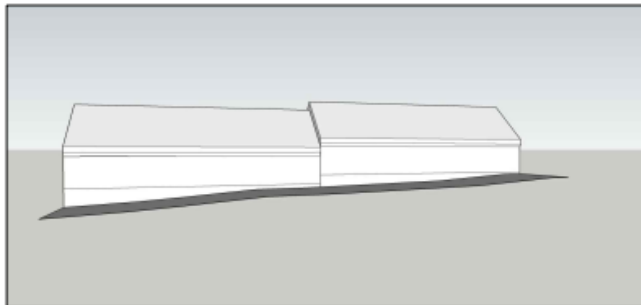
Approved Planning

No level data shown or conditioned

Volume - 740 m³



Proposed Barn 1
Front Elevation (West)
Scale 1:100



As Built

Volume - 776 m³



Proposed Barn
Front Elevation (West)
Scale 1:100

The dwellings



Plot 5



Plot 3



View of the dwellings from Astwood Lane within the context of the surrounding buildings



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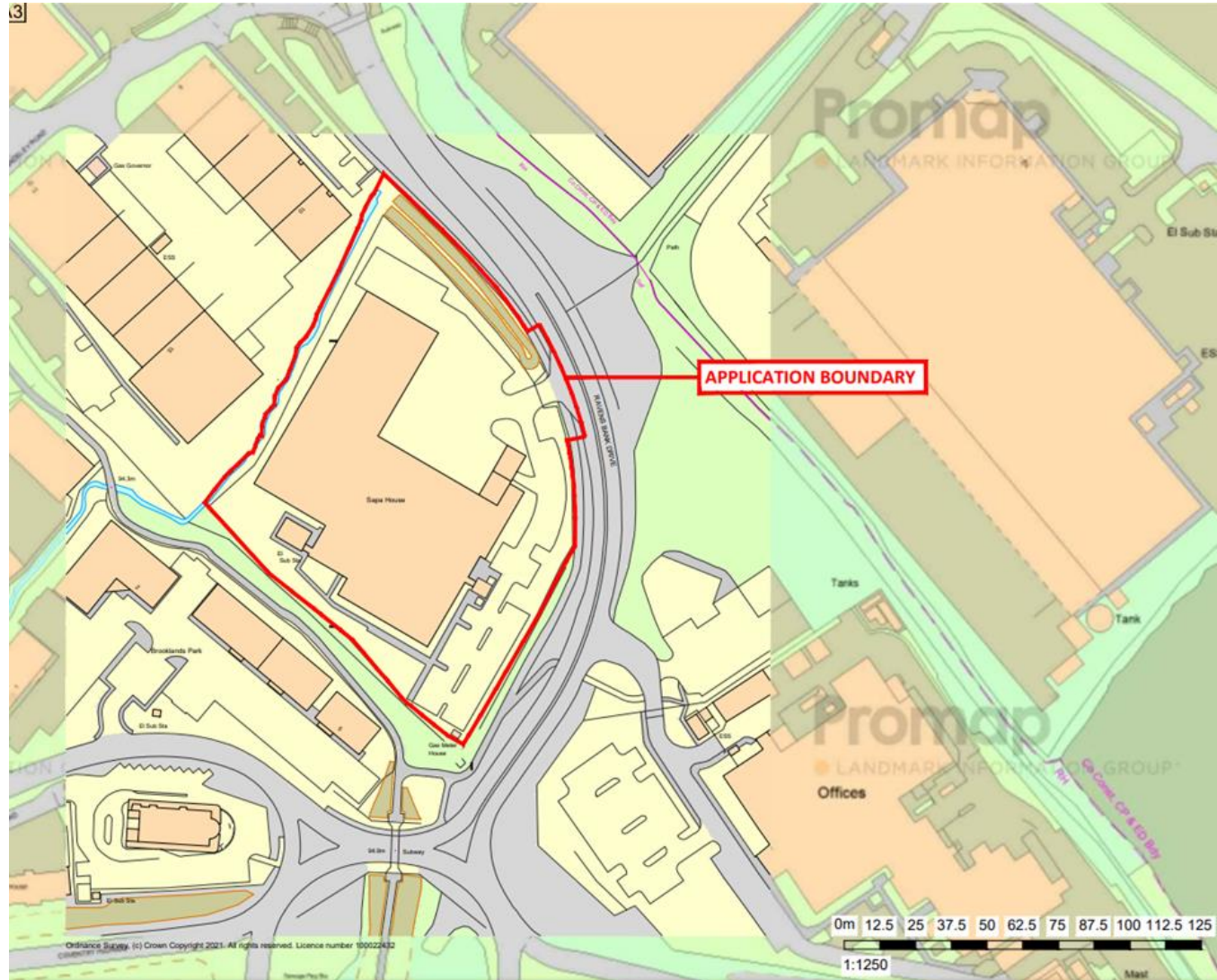
22/00070/FUL

Alto House, Ravens Bank Drive, Redditch, Worcestershire

Proposed demolition of existing buildings, erection of new commercial unit delivering up to 5,575 sq.m of floorspace falling within Use Classes B2, B8, E(g)(iii) including ancillary offices, access improvements, drainage, landscaping, vehicular parking, boundary treatments and associated works

Recommendation: Grant subject to a Legal Agreement

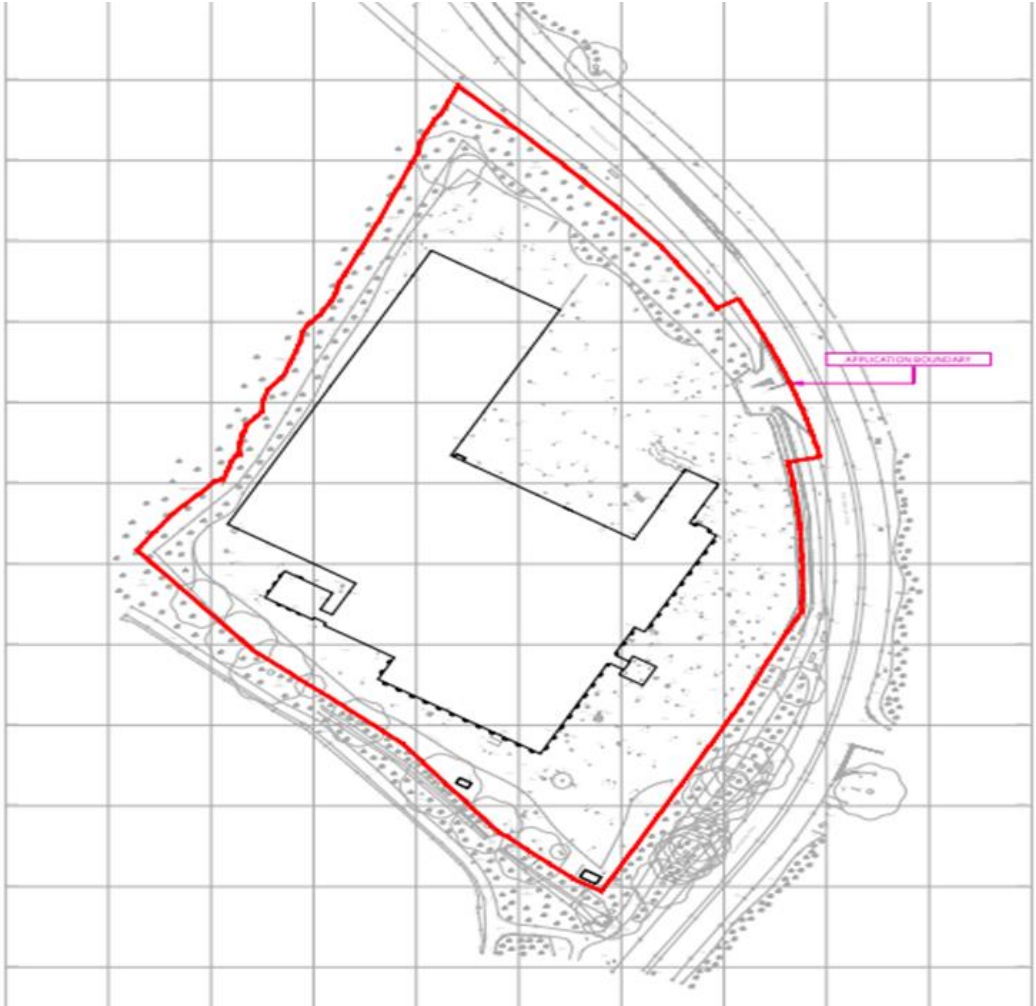
Site Location Plan



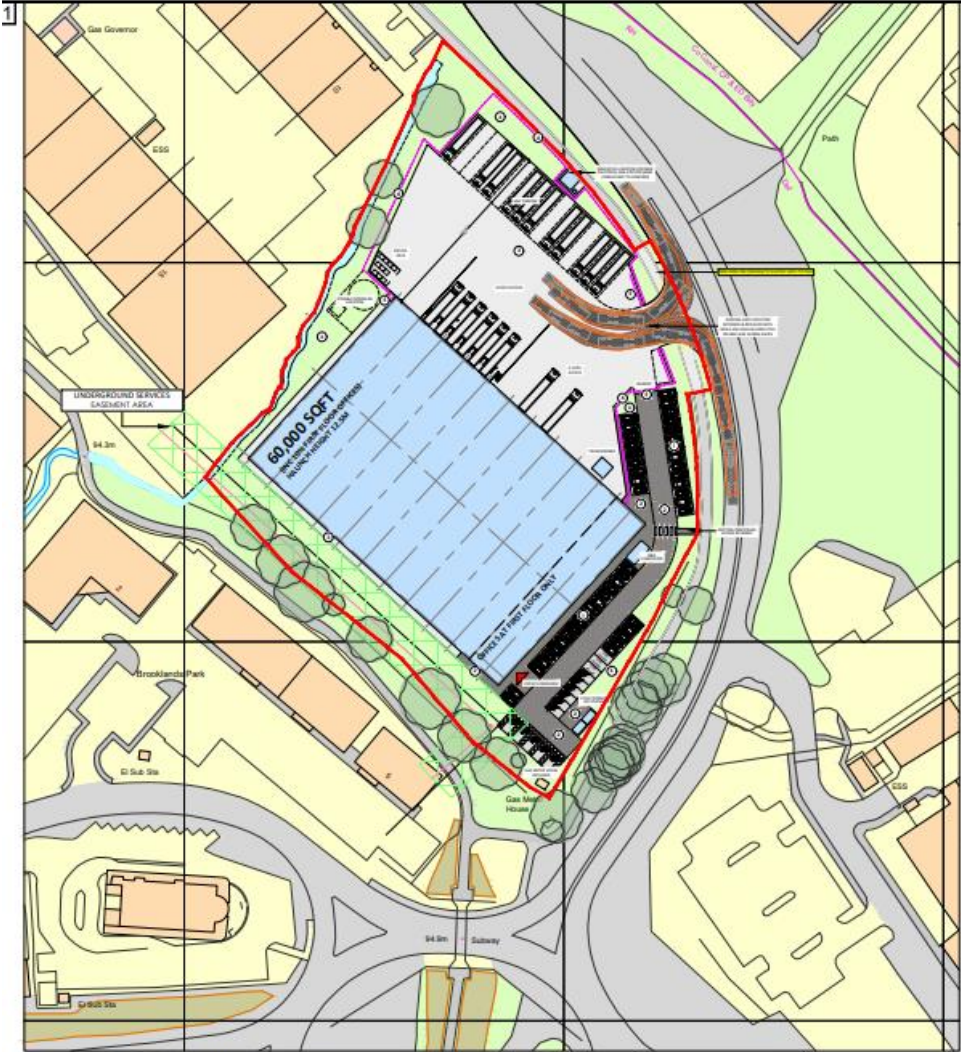
Aerial View – As existing



Existing Site Layout



Proposed Site Layout



Proposed Elevations



South-East Elevation



North-West Elevation

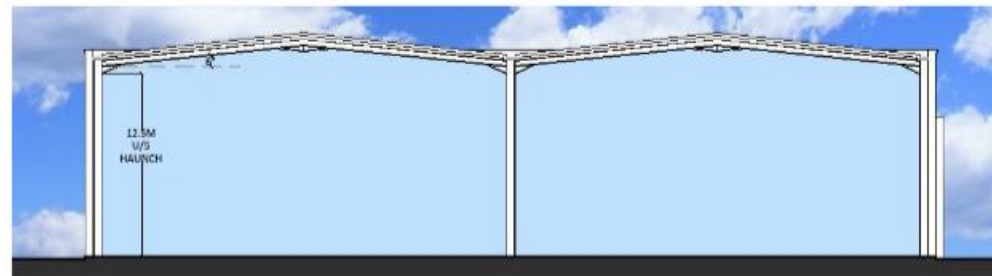
Proposed Elevations and Section



North-West Elevation

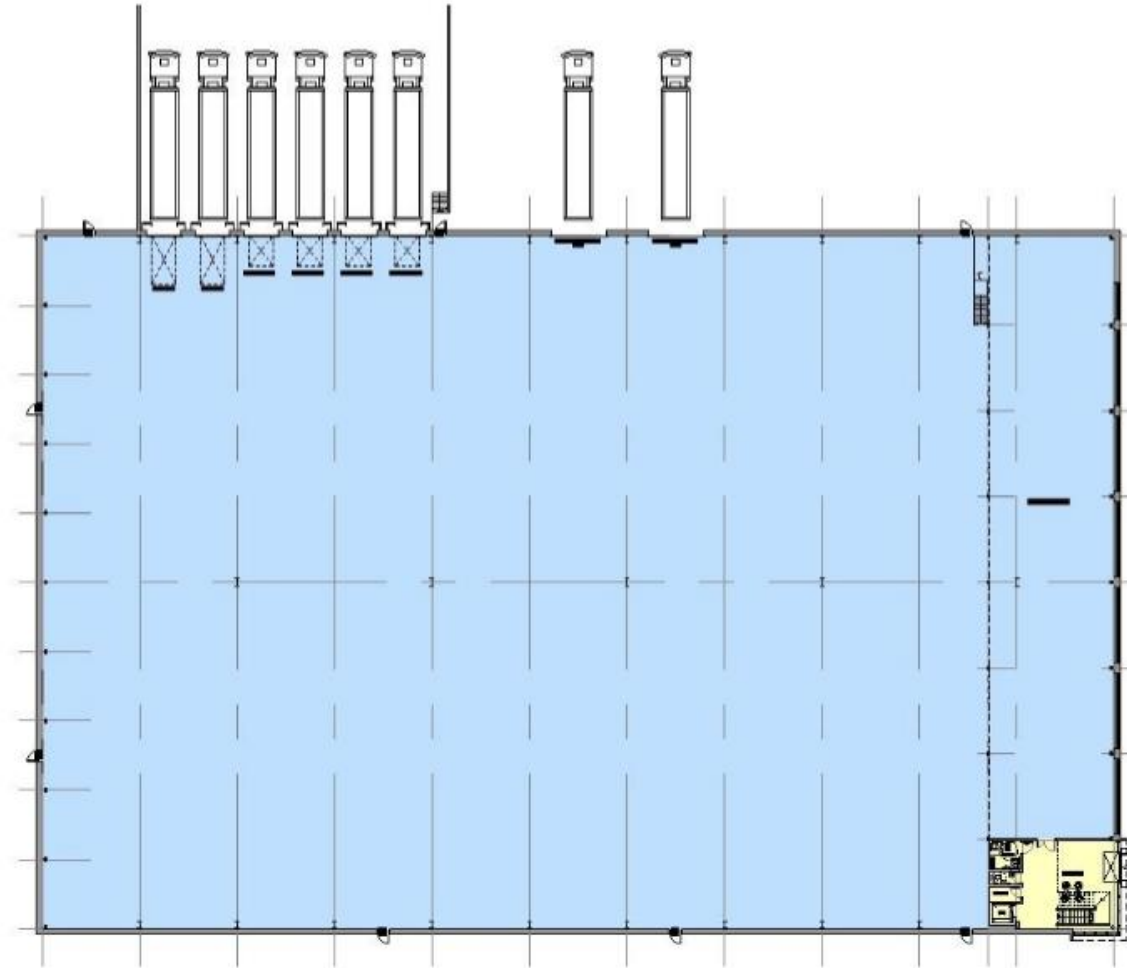


North-East Elevation

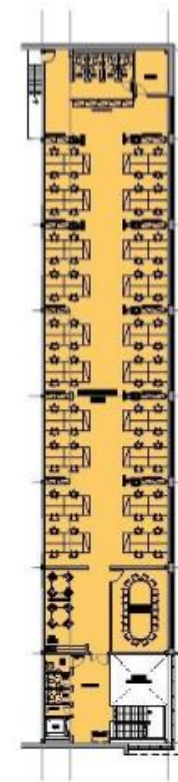


Indicative Section

Proposed Ground and First Floor Plans



Ground Floor Plan



First Floor Plan

Existing Aerial View



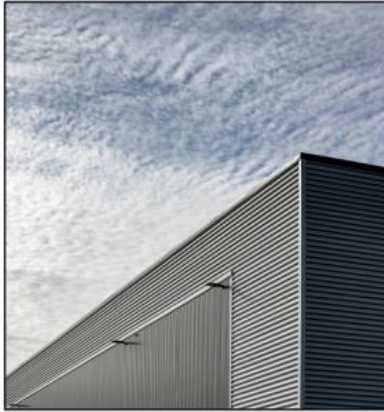
Views of Existing Building



Proposed Building



Details of Building and Materials



Metal Profiled Wall Cladding.



Sectional Doors



Dock levellers



High Quality Glazing to entrance



Aluminium framed double glazed windows

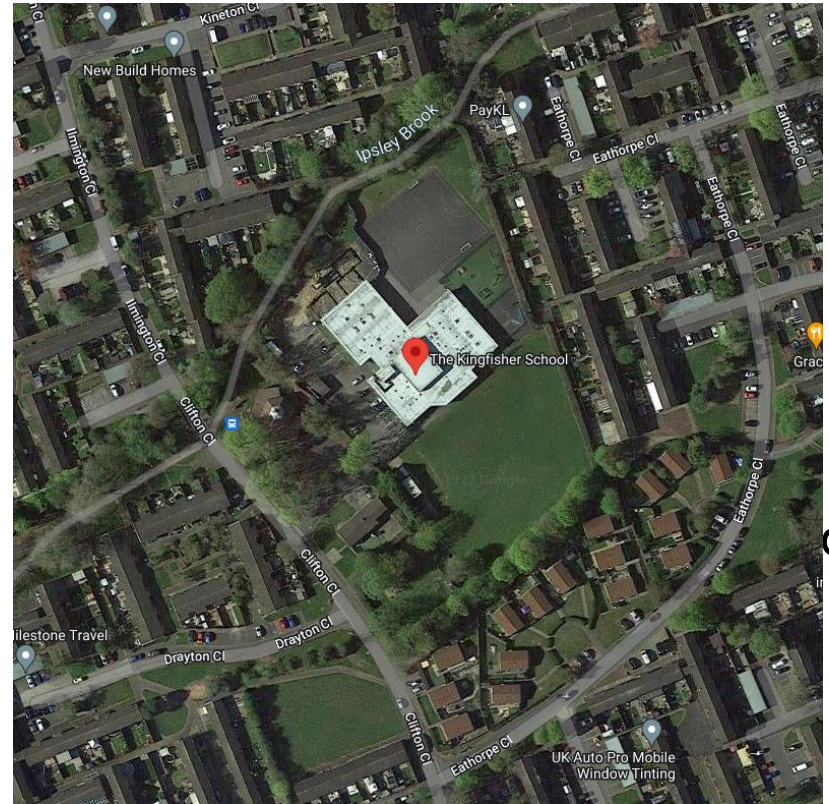
22/00539/FUL

Kingfisher School , Clifton Close
Redditch, Worcestershire, B98 0HF

Two single storey extensions to Kingfisher School to provide an Office, Mentor/Breakout Room, circulation and Outreach Room

Recommendation: grant subject to conditions

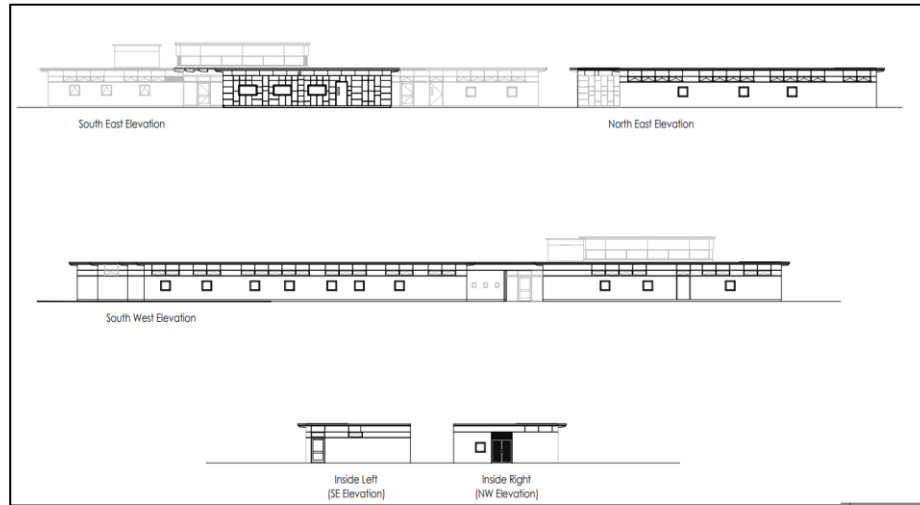
Site Location



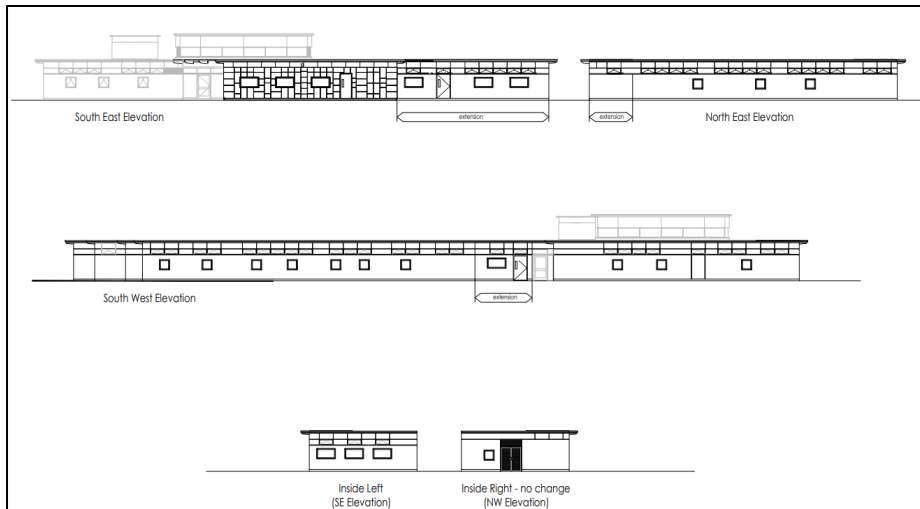
Existing and Proposed Site Plan



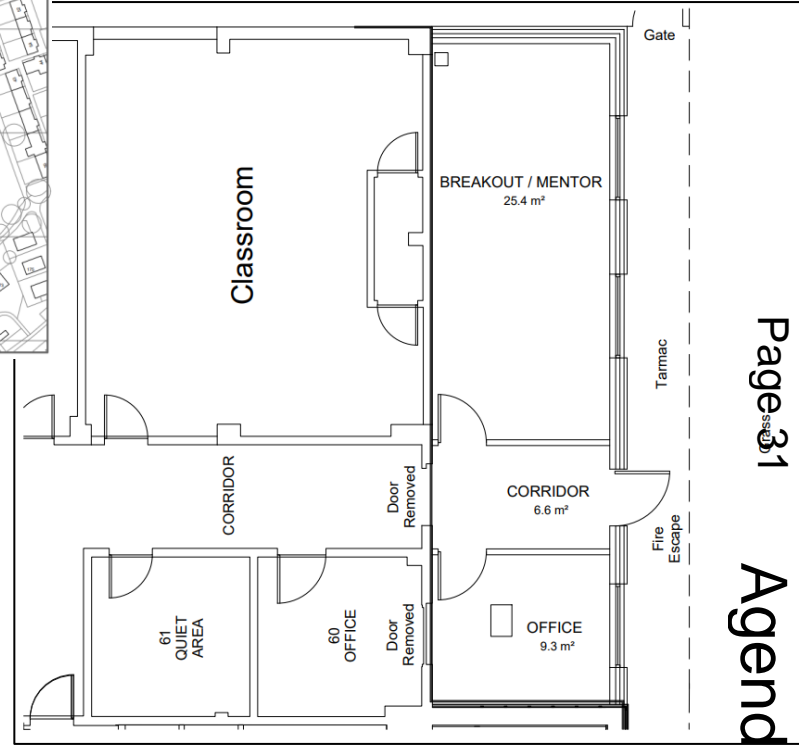
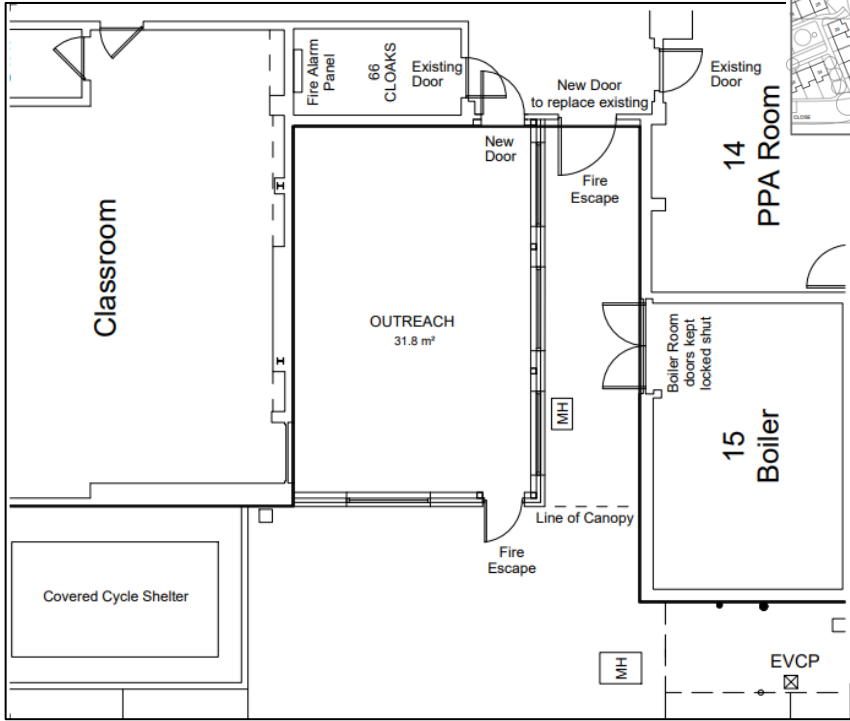
Existing Elevations



Proposed Elevations



Proposed Floor Plans



Site Photos



Existing Main School Building - Area 1



Existing Main School Building - Area 2



22/00637/FUL

Numbers 45 to 122 High Trees Close, Oakenshaw, Redditch,
B98 7BP

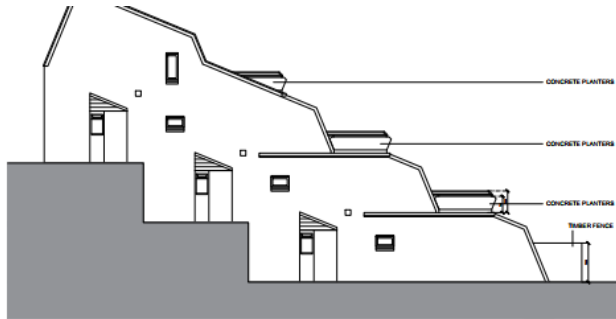
Replacement of cracked concrete planters with powder coated metal privacy fencing and rails; improved water proofing and insulation to balconies; replacement of brick kerbs with concrete kerbs; replacement of sodium lighting with LED to street lights; improved waste removal solutions

Recommendation: grant subject to conditions

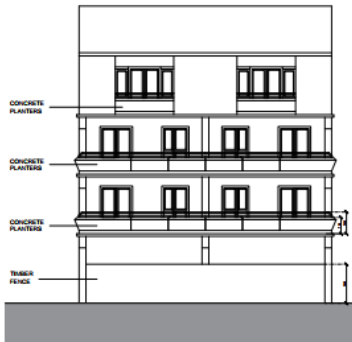
Site Location



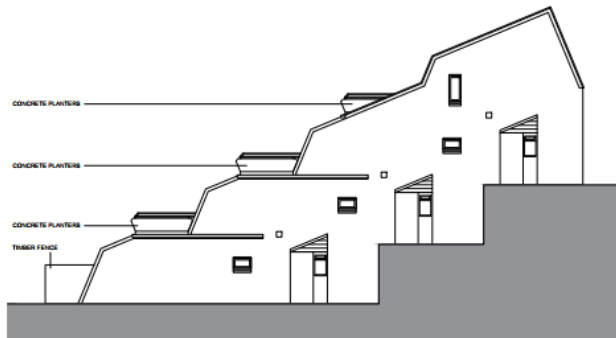
Existing



EXISTING RHS ELEVATION

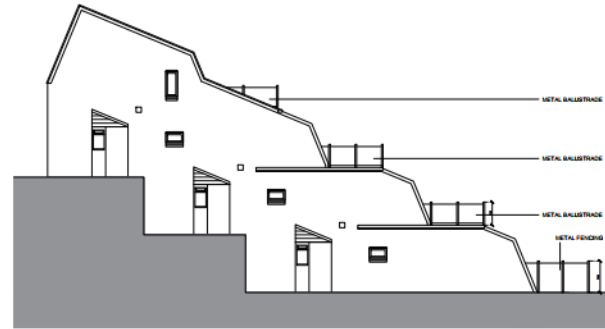


EXISTING REAR ELEVATION



EXISTING LHS ELEVATION

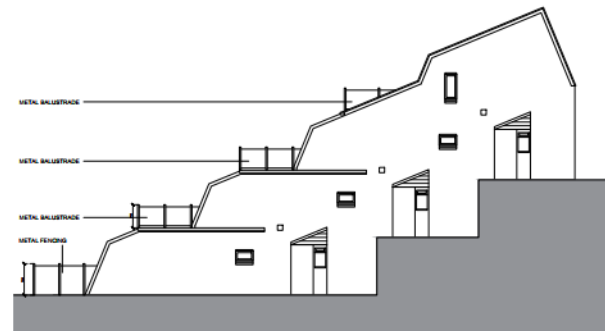
Proposed



PROPOSED RHS ELEVATION

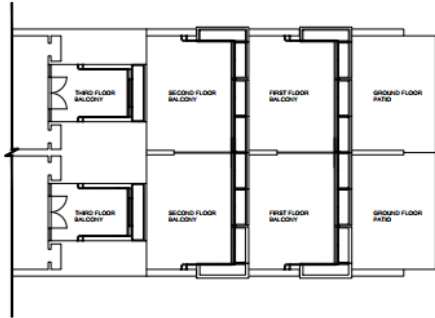


PROPOSED REAR ELEVATION

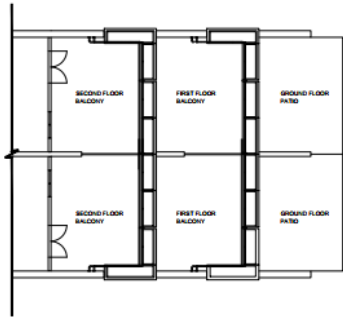


PROPOSED LHS ELEVATION

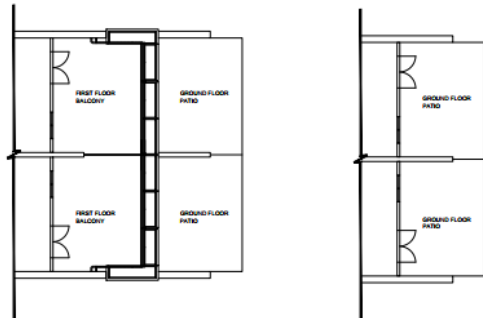
Existing



EXISTING THIRD FLOOR PLAN



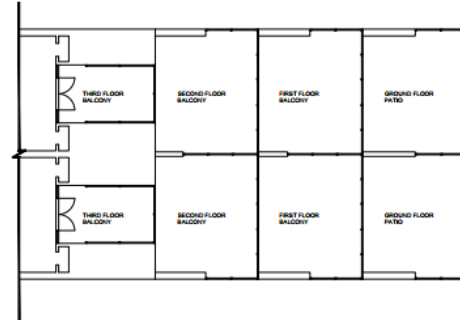
EXISTING SECOND FLOOR PLAN



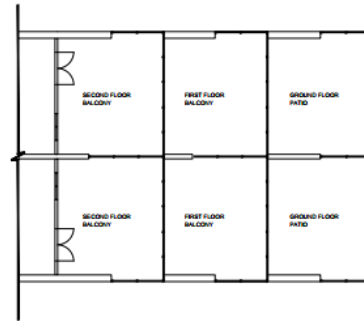
EXISTING FIRST FLOOR PLAN

EXISTING GROUND FLOOR PLAN

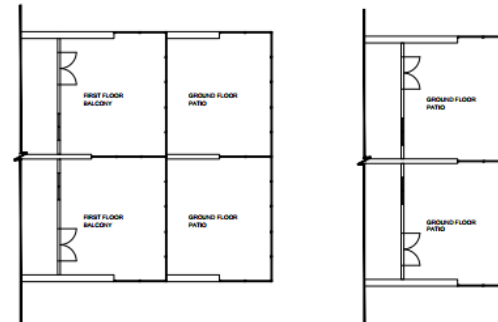
Proposed



PROPOSED THIRD FLOOR PLAN



PROPOSED SECOND FLOOR PLAN



PROPOSED FIRST FLOOR PLAN

PROPOSED GROUND FLOOR PLAN

Examples of existing concrete planters



Example of metal balustrade



Existing waste provision



Proposed MetroStor waste storage currently used at Cardy Close in Batchley



Existing brick kerbs



Existing lighting

