

# Site Plans and Presentations Pack



## Planning Committee

Wed 26 Oct  
2022  
7.00 pm

Council Chamber  
Town Hall  
Redditch



[www.redditchbc.gov.uk](http://www.redditchbc.gov.uk)

**If you have any queries on this agenda please contact**

**Gavin Day  
Democratic Services Officer**

**Town Hall, Walter Stranz Square, Redditch, B98 8AH  
Tel: 01527 64252 (Ext 3304)**

**Email: [gavin.day@bromsgroveandredditch.gov.uk](mailto:gavin.day@bromsgroveandredditch.gov.uk)**



# Planning

COMMITTEE

Wednesday, 26th October, 2022

7.00 pm

Council Chamber Town Hall

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## Agenda

### Membership:

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

5. Application - 20/01650/FUL - Land Off Far Moor Lane and West of The A435 Birmingham Road, Far Moor Lane, Redditch, Worcestershire (Pages 1 - 34)

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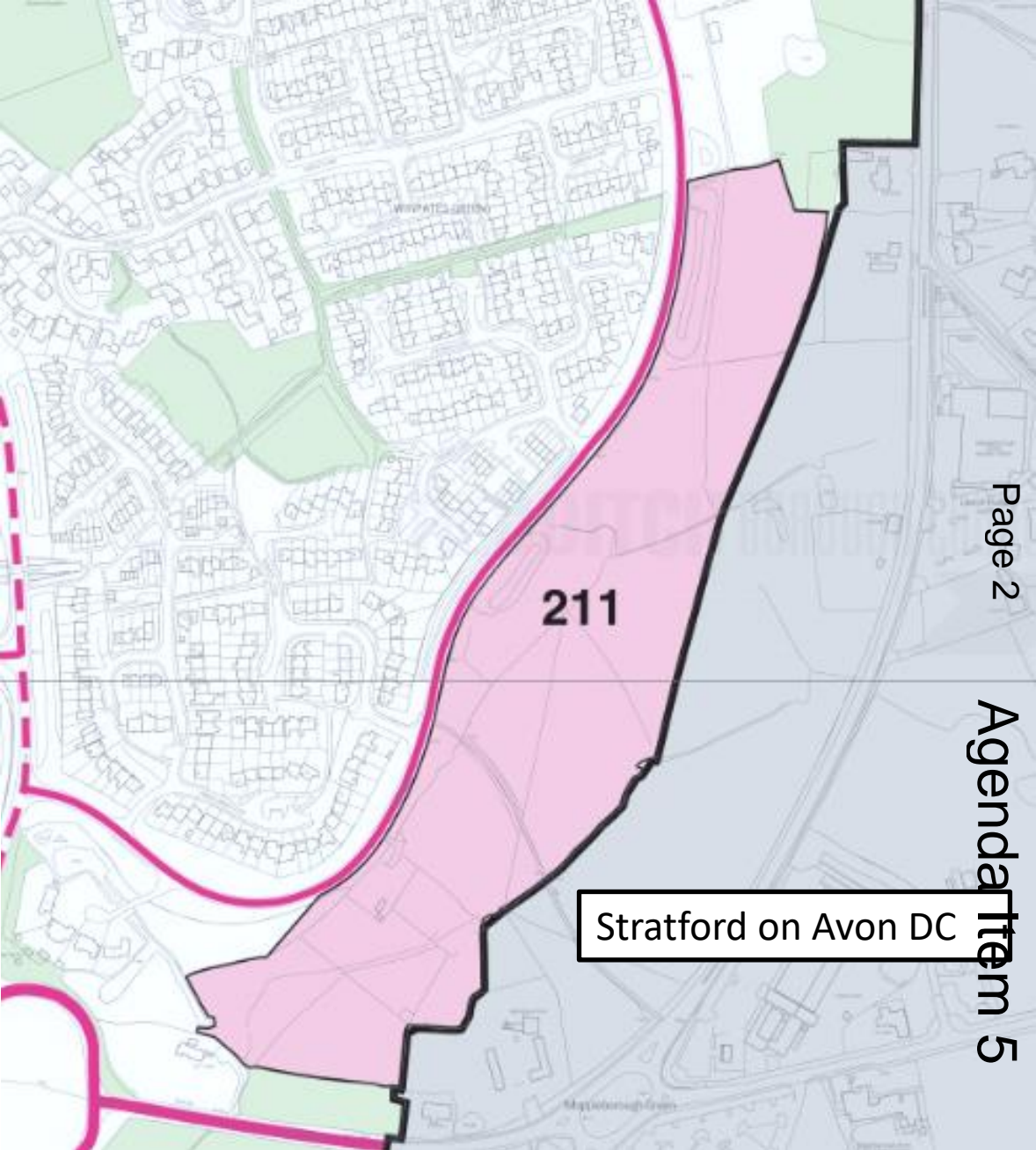
# 20/01650/FUL




Land Off Far Moor Lane and West of The A435  
Birmingham Road, Far Moor Lane, Redditch,  
Worcestershire

Redditch Borough and Stratford-on-Avon District -  
Cross Boundary Development - Erection of 236 homes  
with open space, landscaping, drainage, infrastructure  
and other associated works - comprising 210 new  
homes in Redditch and 26 new homes in Stratford on  
Avon (Stratford on Avon application ref; 21/00204/FUL)

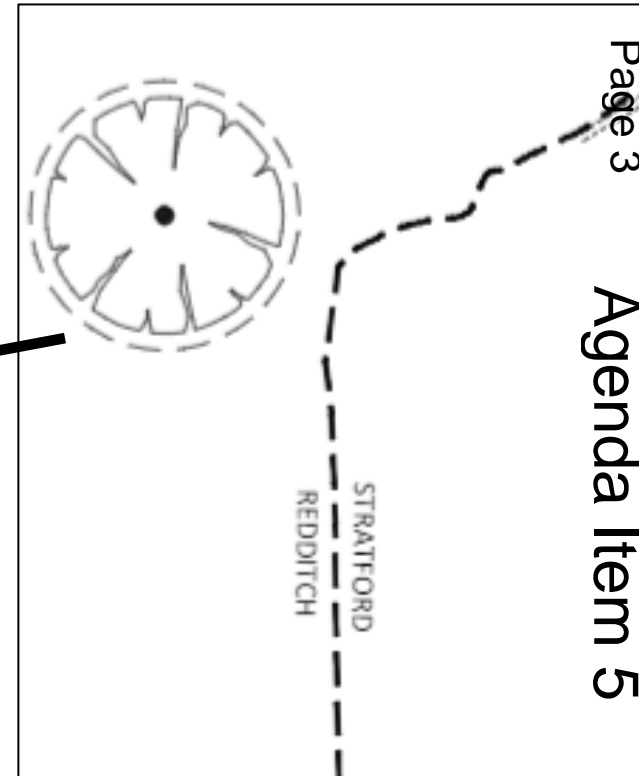
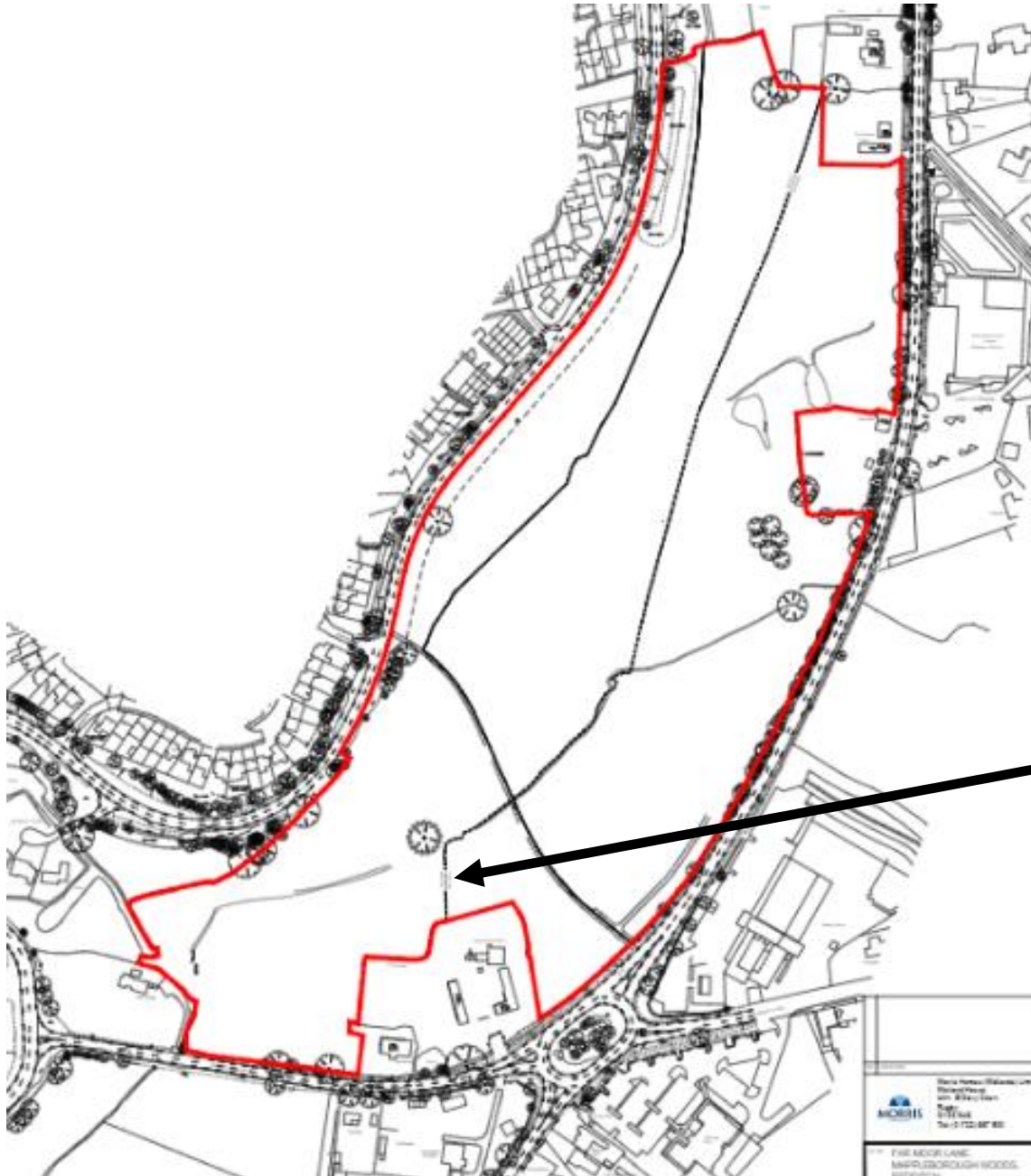
Recommendation: delegate to grant subject to  
conditions and a legal agreement

# Borough of Redditch Local Plan Allocation



-  Local Distributor  
(Policy 22 Road Hierarchy)
-  Primarily Open Space  
(Policy 13 Primarily Open Space)
-  211 Sites allocated for housing development to meet the Strategic Housing Requirement for the period 2011-2030  
(Policy 4 Housing Provision)

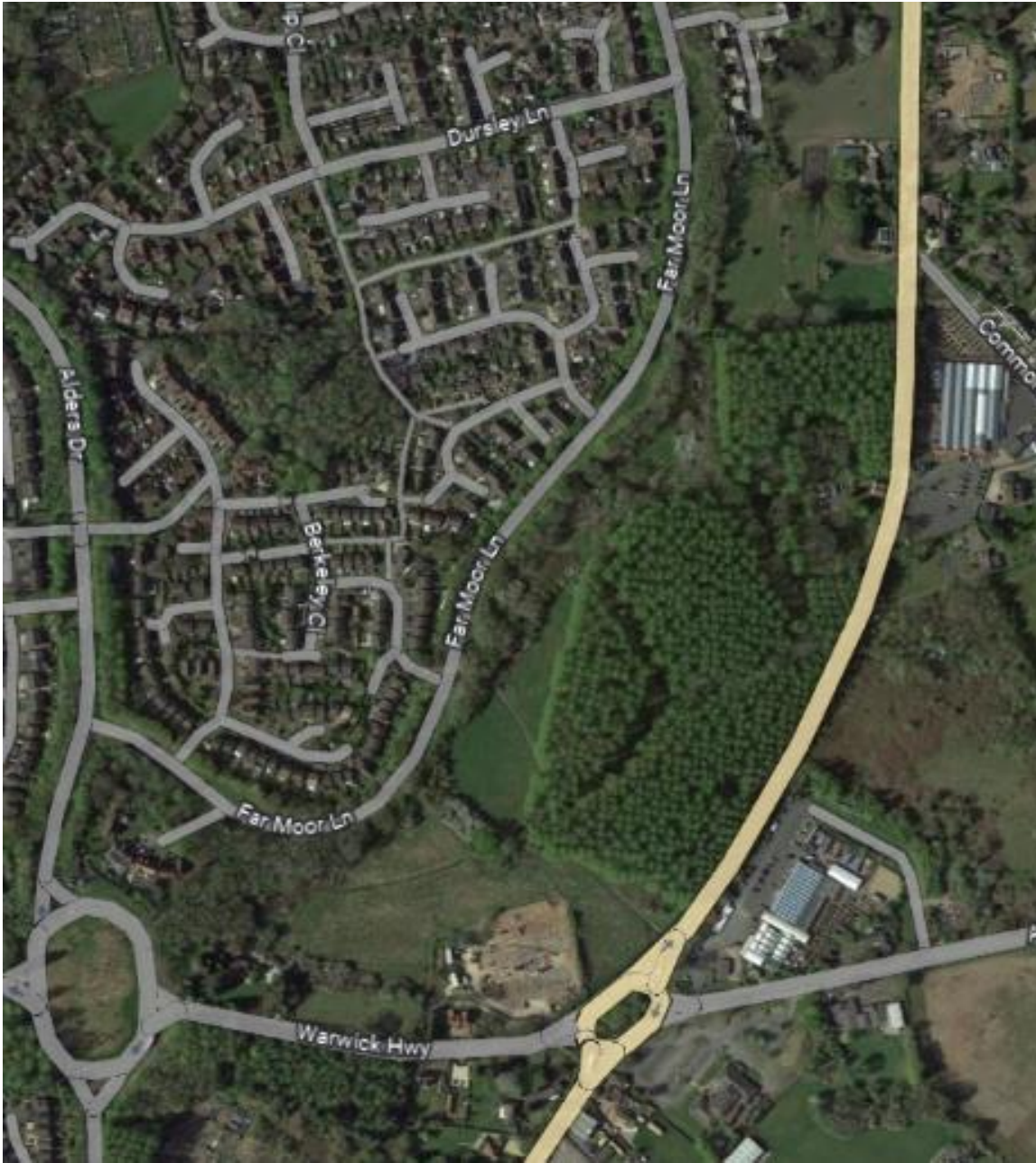
# Site Location Plan



Maple Home Services  
Planning  
1000  
11/11/11  
11/11/11  
11/11/11

THE MOOR LANE  
MAPLEBOROUGH WOODS  
11/11/11

# Satellite View





# Site Photographs



View of site from Far Moor Lane



View of southern part of site from A4189



View of northern eastern



View of eastern site boundary from A43



View of existing poplar woodland



View of existing poplar woodland

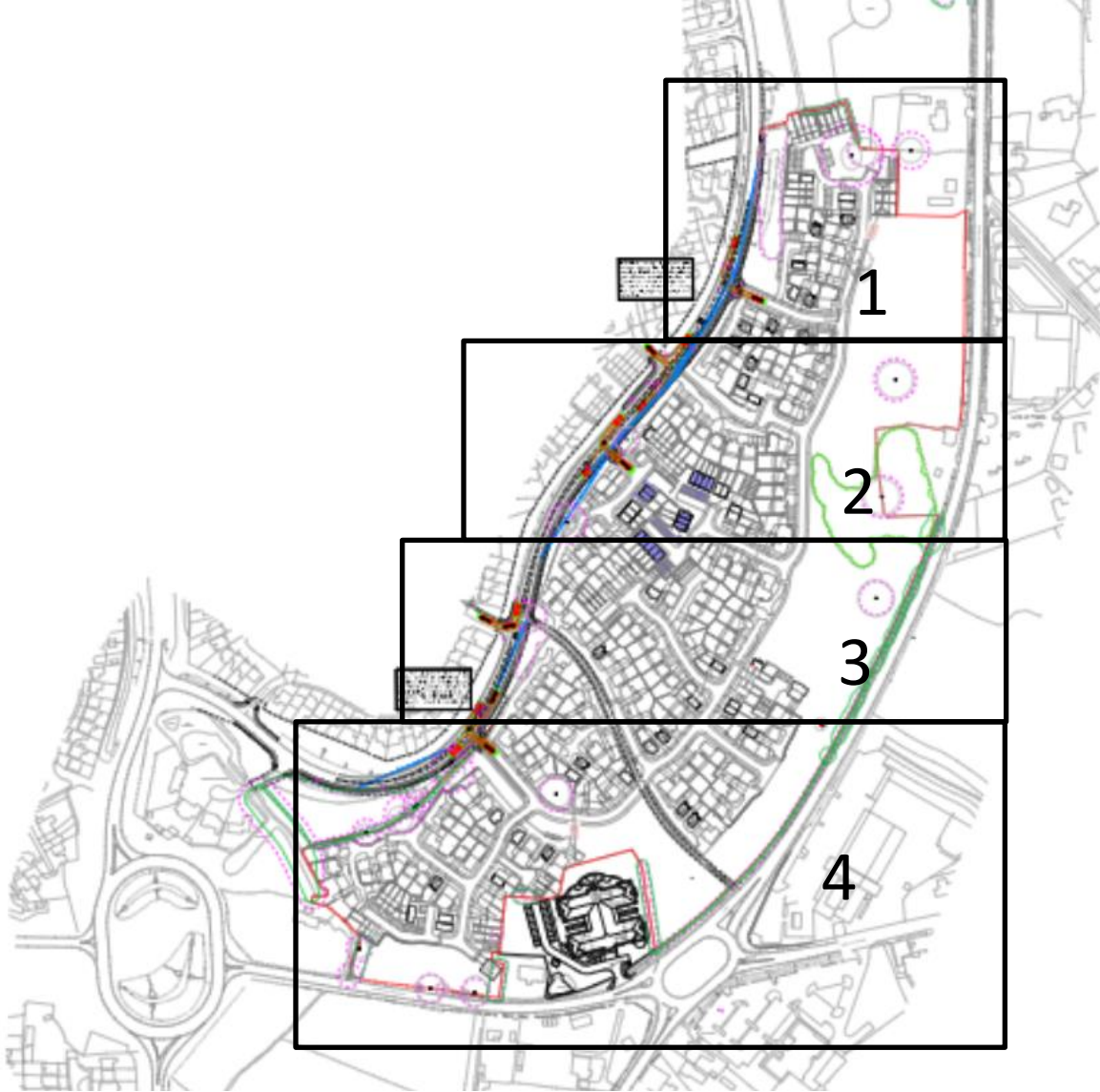


Path through the site from A435

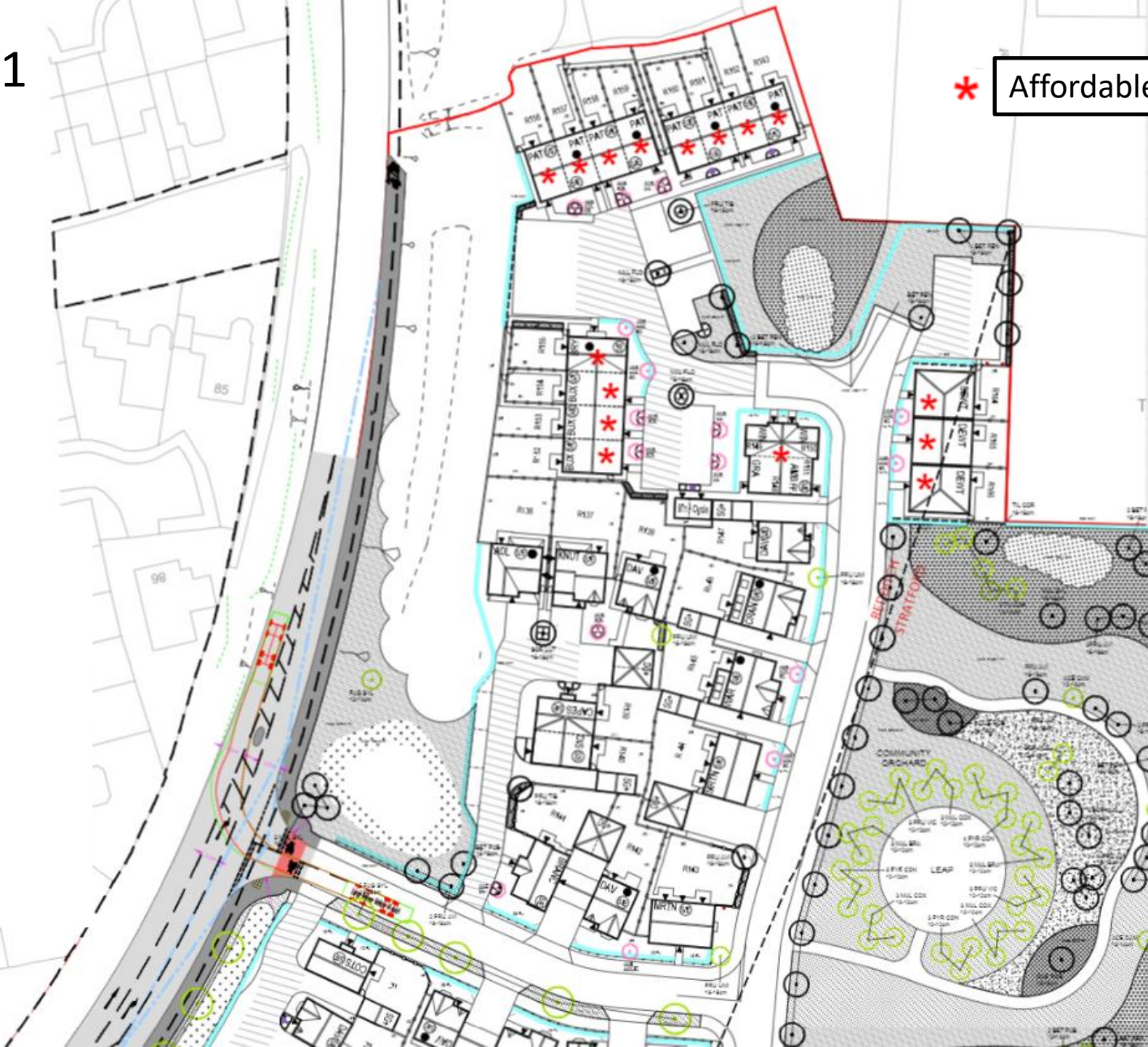


Path through the site from Far Moor Lane

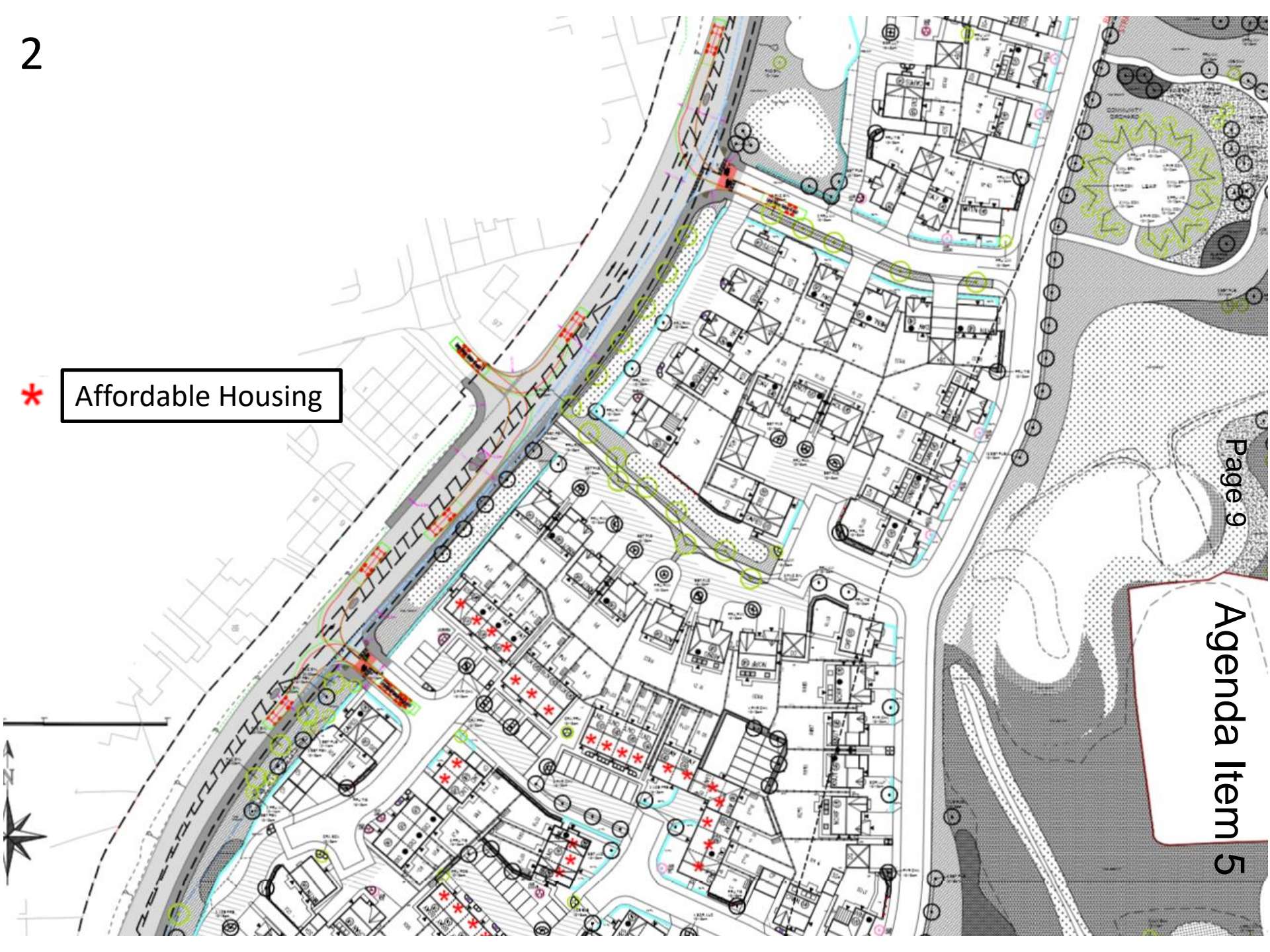
# Proposed Layout



\* Affordable Housing



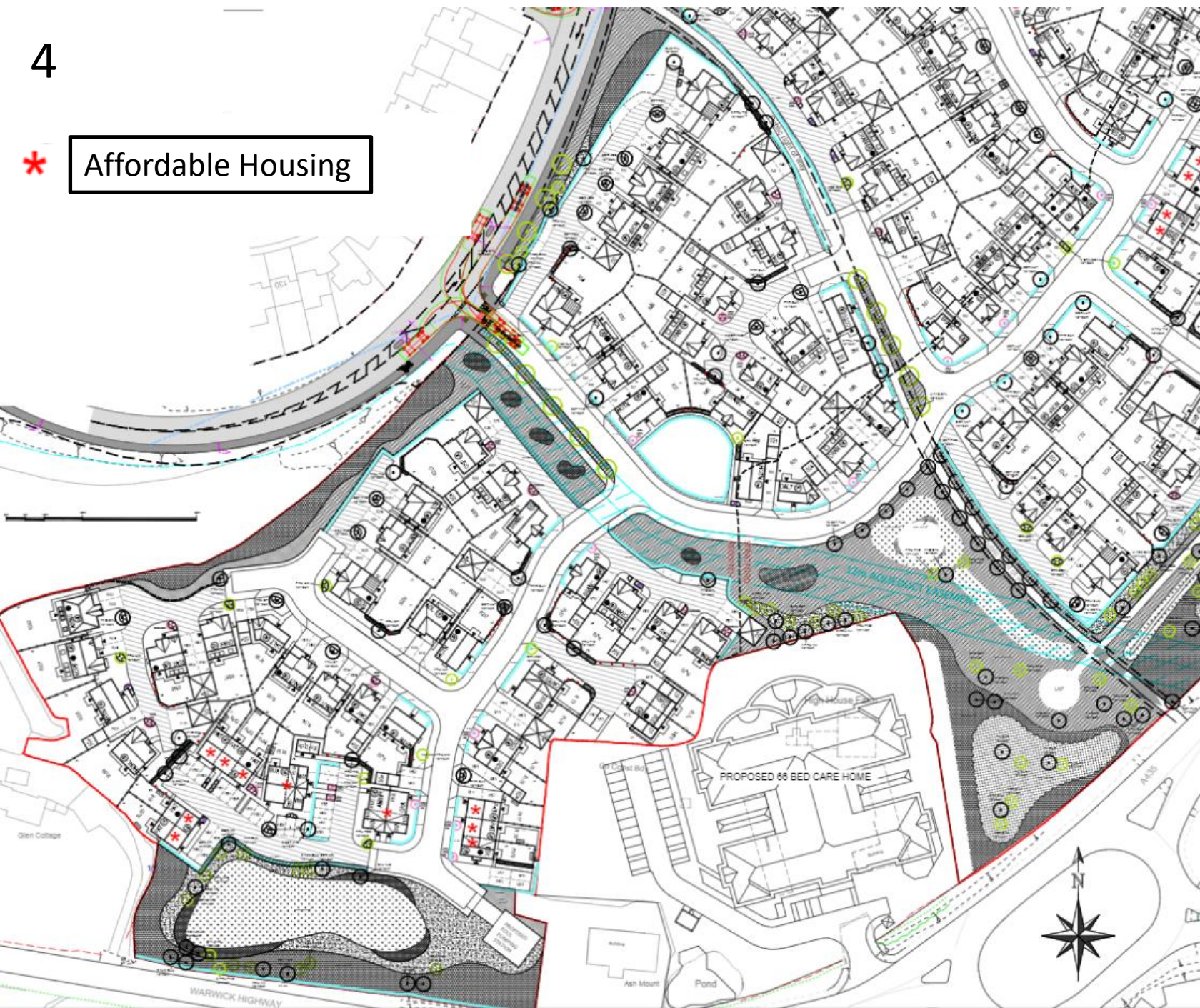
\* Affordable Housing



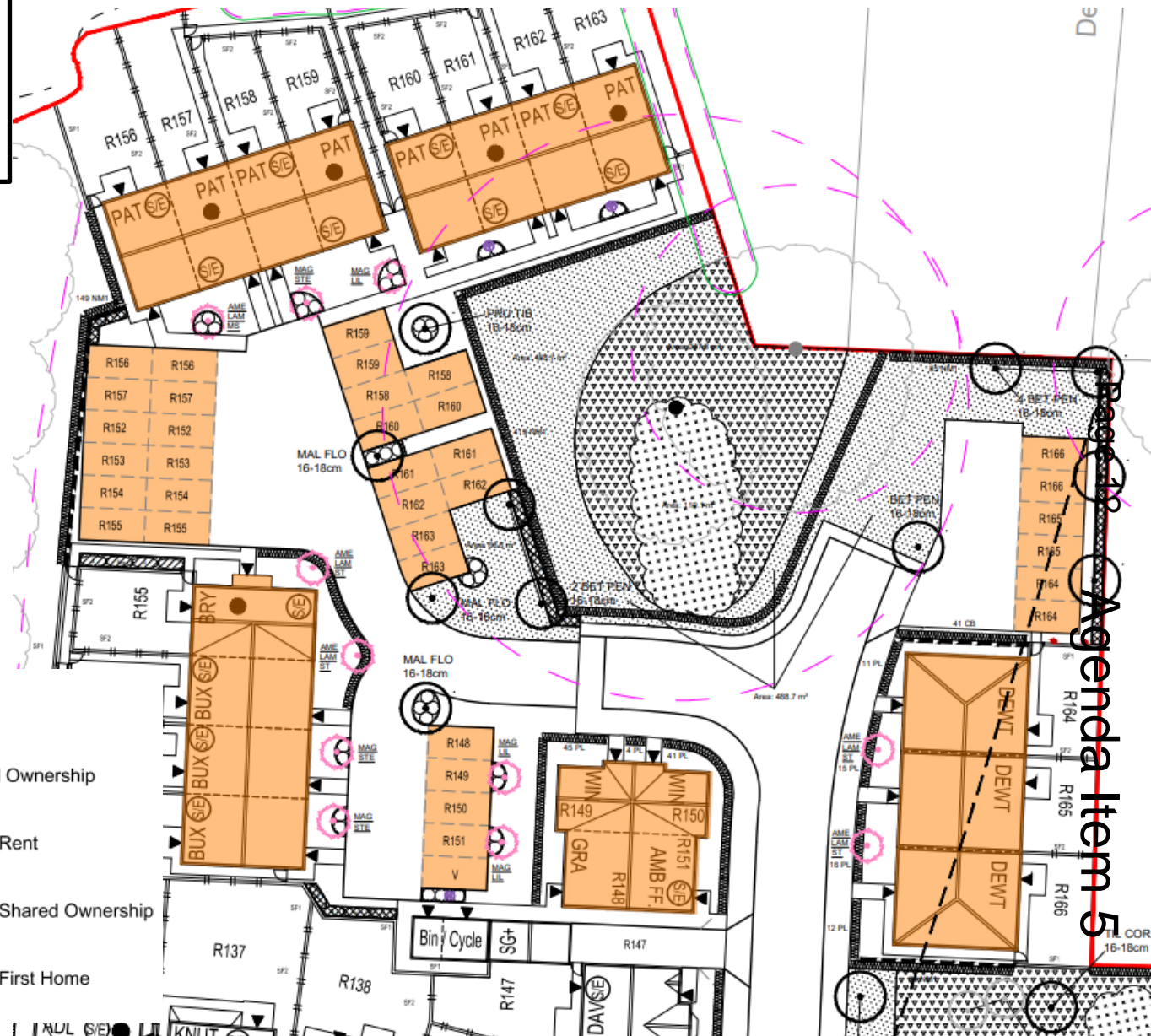


3

\* Affordable Housing



# Affordable Housing



- Redditch Frontage - Rent
- Redditch Frontage - Shared Ownership
- Redditch Homes England - Rent
- Redditch Homes England - Shared Ownership
- Redditch Homes England - First Home

De



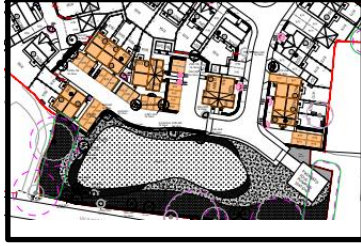
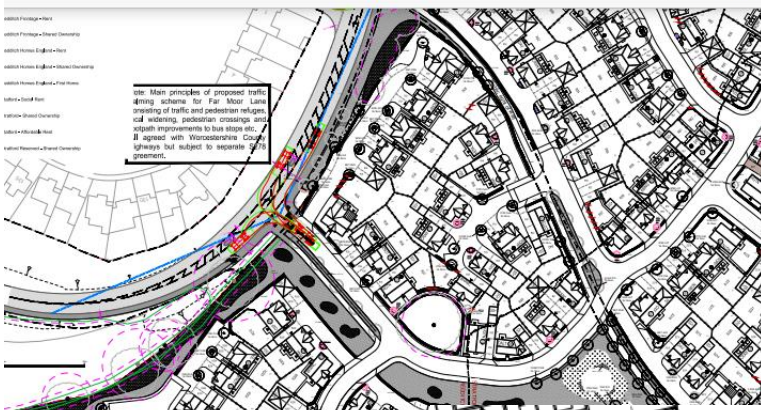
# Affordable Housing



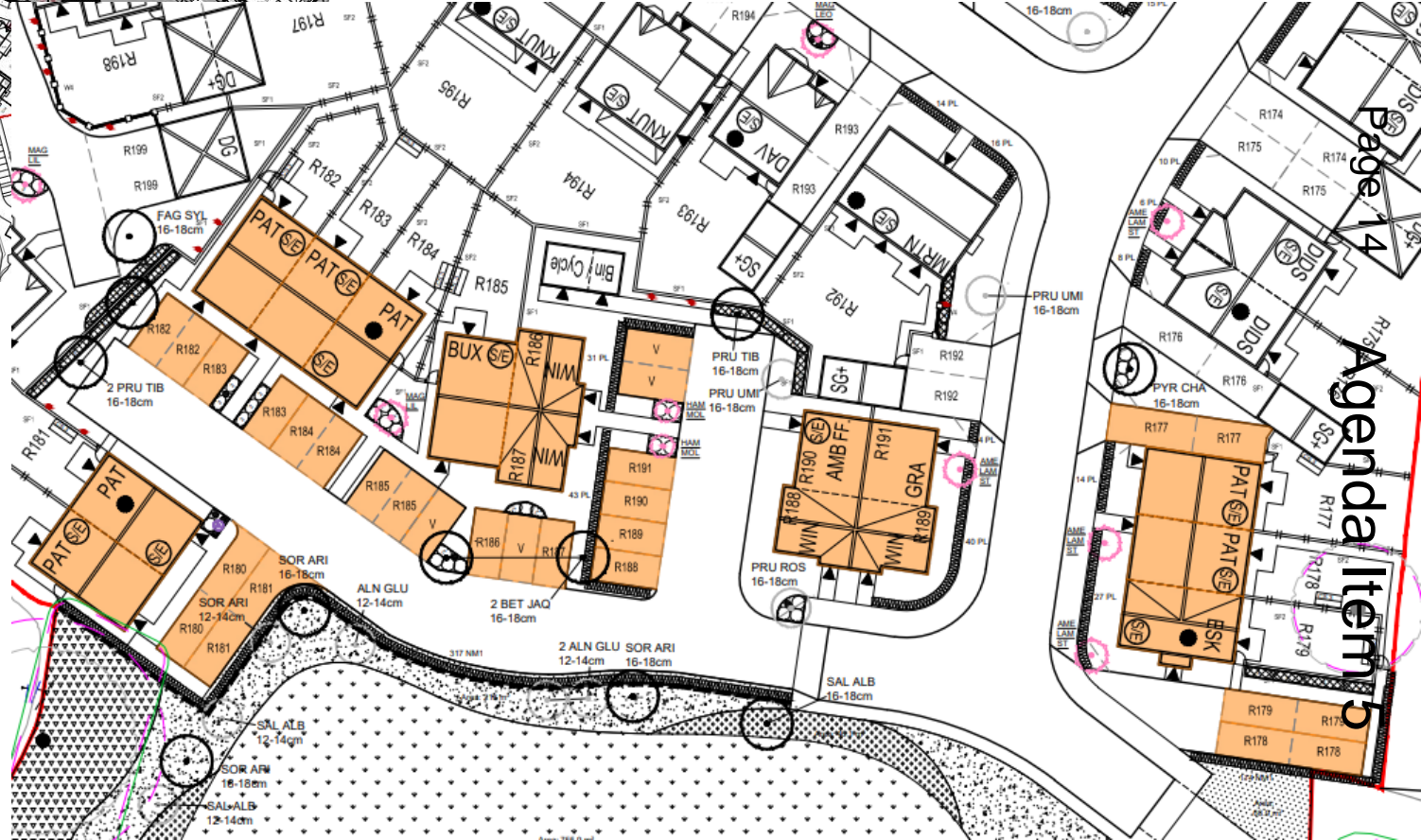
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# Affordable Housing

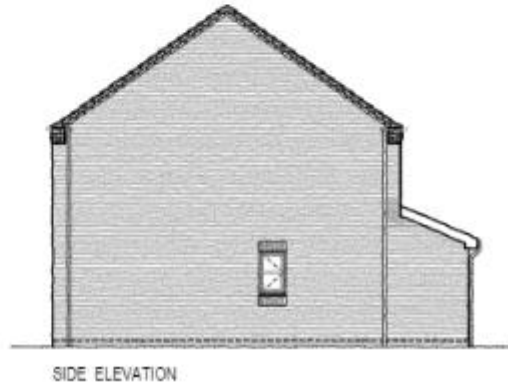
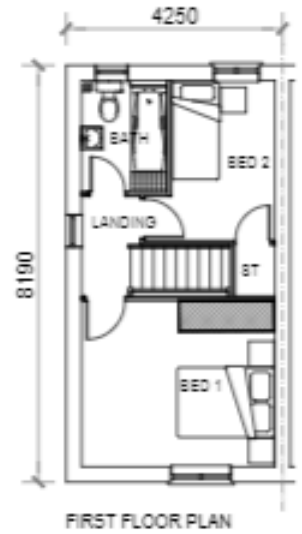
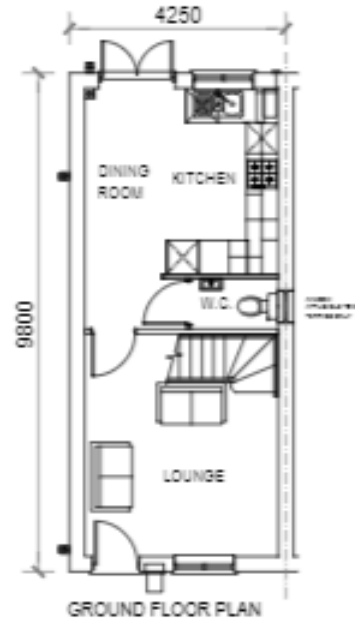
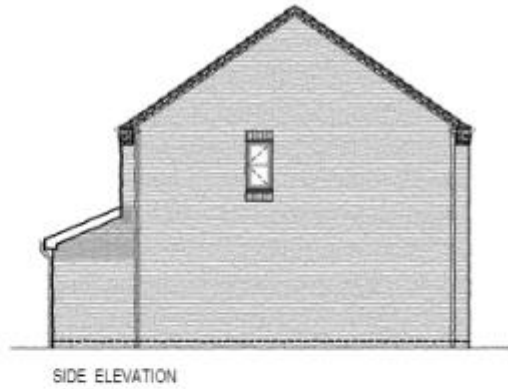
LD Page view | A" Read aloud



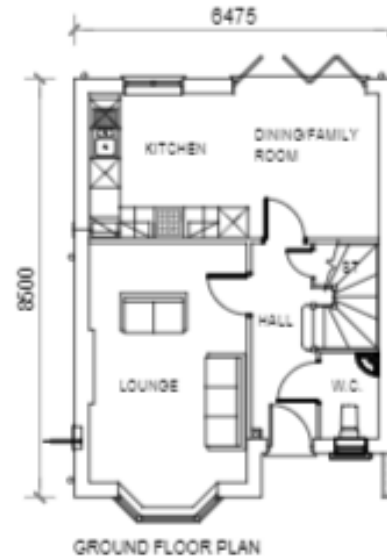
- Redditch Frontage - Rent
- Redditch Frontage - Shared Ownership
- Redditch Homes England - Rent
- Redditch Homes England - Shared Ownership
- Redditch Homes England - First Home



# Examples of Proposed Dwellings



Budworth 2 bed – Semi Detached (Market)



# Davenham 3 bed – Detached (Market)



FRONT ELEVATION



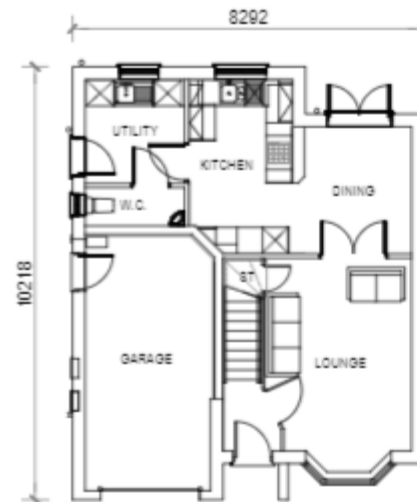
SIDE ELEVATION



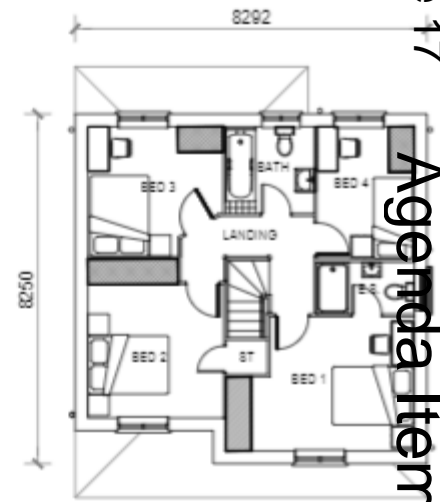
REAR ELEVATION



SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

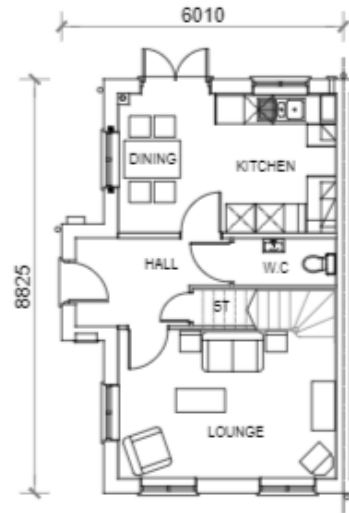
# Adlington 4 bed – Detached (Market)



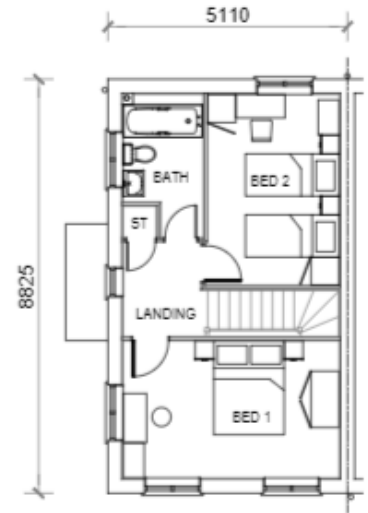
EXPOSED SIDE ELEVATION



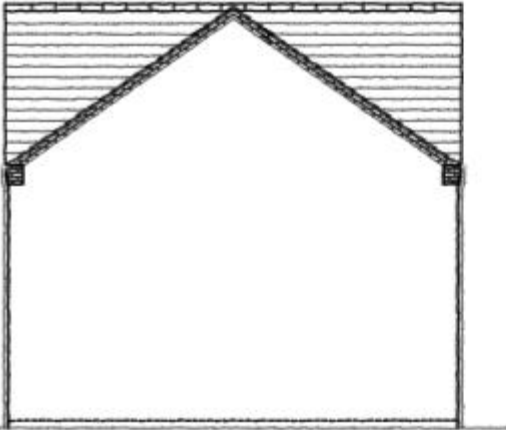
FRONT ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

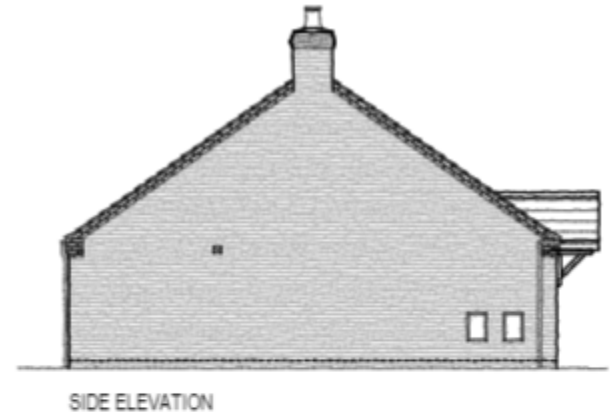
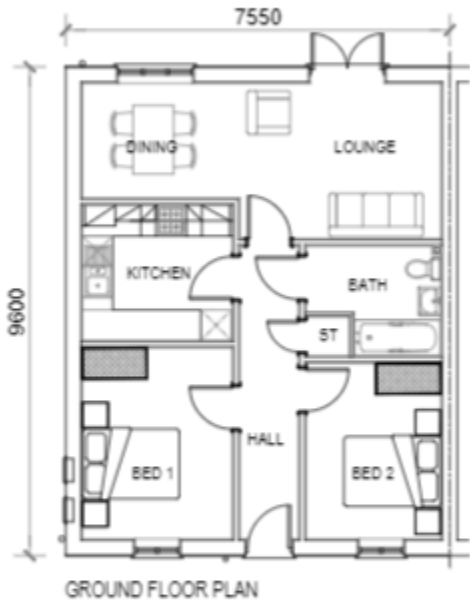


SIDE ELEVATION



REAR ELEVATION

# Eskdale 2 bed – Semi Detached (Affordable)



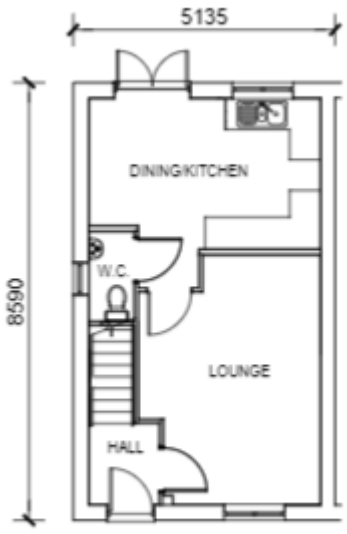
Derwent 2 bed – Semi Detached Bungalow (Affordable)



FRONT ELEVATION

SIDE ELEVATION

REAR ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

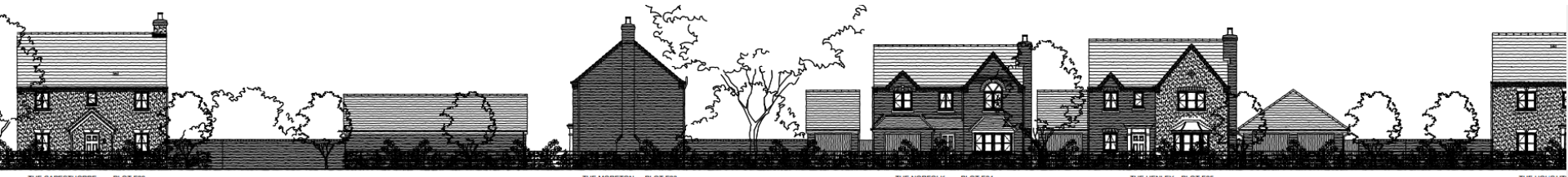
The Bray 3 bed – Semi Detached (Affordable)



# Proposed Street Scenes 2,3,6,7 & 9



# Proposed Street Scenes 2,3 & 6



THE CAPESTHORPE PLOT F29 THE MORETON PLOT F23 THE NORFOLK PLOT F24 THE HENLEY PLOT F25 THE HOUGHTON PLOT F26

STREET SCENE 2



THE OXFORD PLOT R48 THE WINSTER DG PLOT R31 THE NORFOLK PLOT R32 THE ABINGDON PLOT R33 THE NORFOLK PLOT R34

STREET SCENE 3



THE WINSTER PLOT S212 THE NORFOLK PLOT R215 THE KNUTSFORD PLOT R116 THE KNUTSFORD PLOT R117 THE NORFOLK PLOT R118 THE OXFORD PLOT R119

STREET SCENE 6

# Proposed Street Scenes 7 & 9



STREET SCENE 7



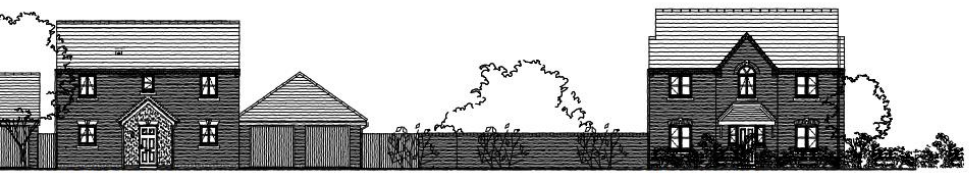
STREET SCENE 7



STREET SCENE 7

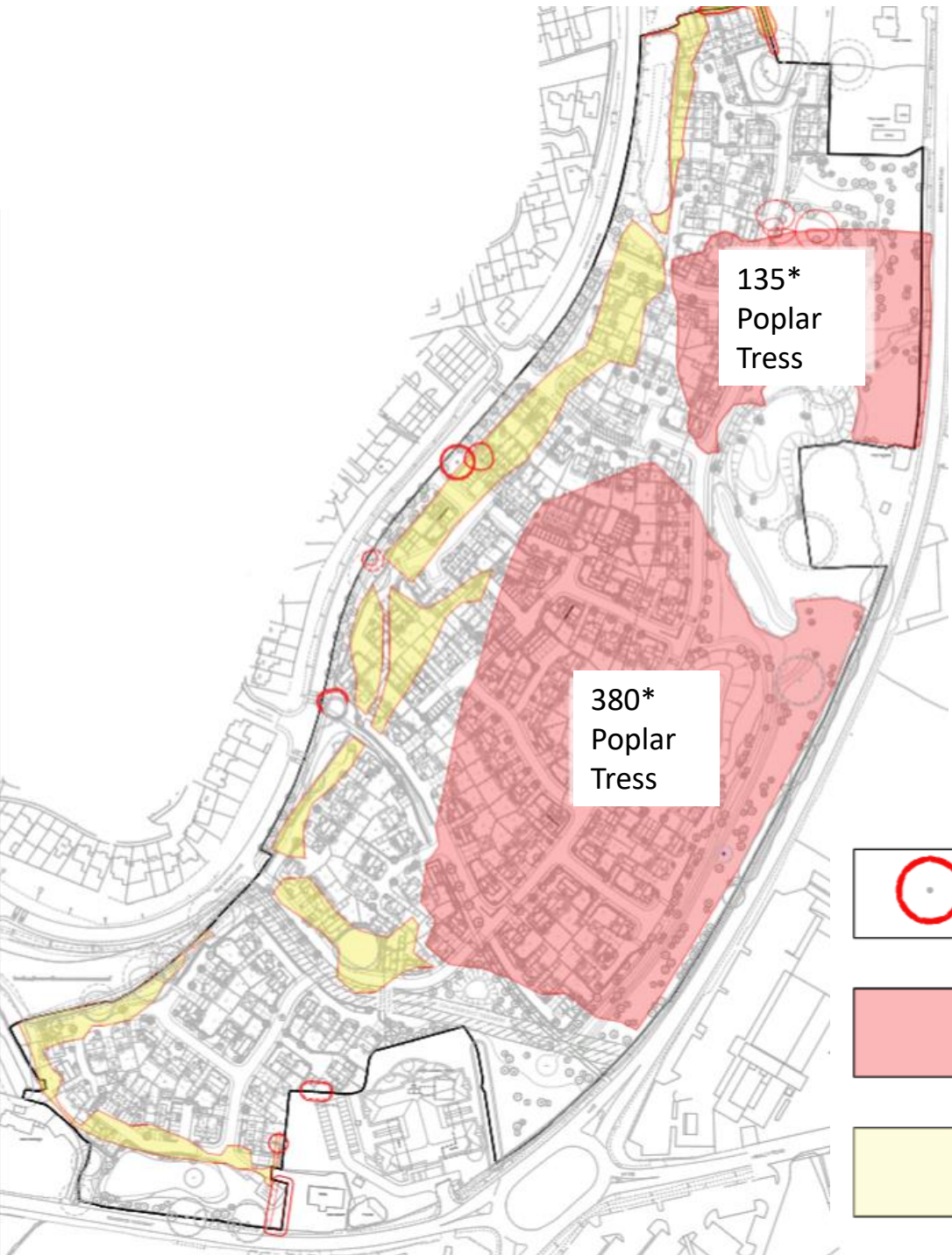


STREET SCENE 9



STREET SCENE 9

# Removed Trees and Vegetation



380\*  
Poplar  
Trees

135\*  
Poplar  
Trees



INDIVIDUAL TREE TO BE REMOVED

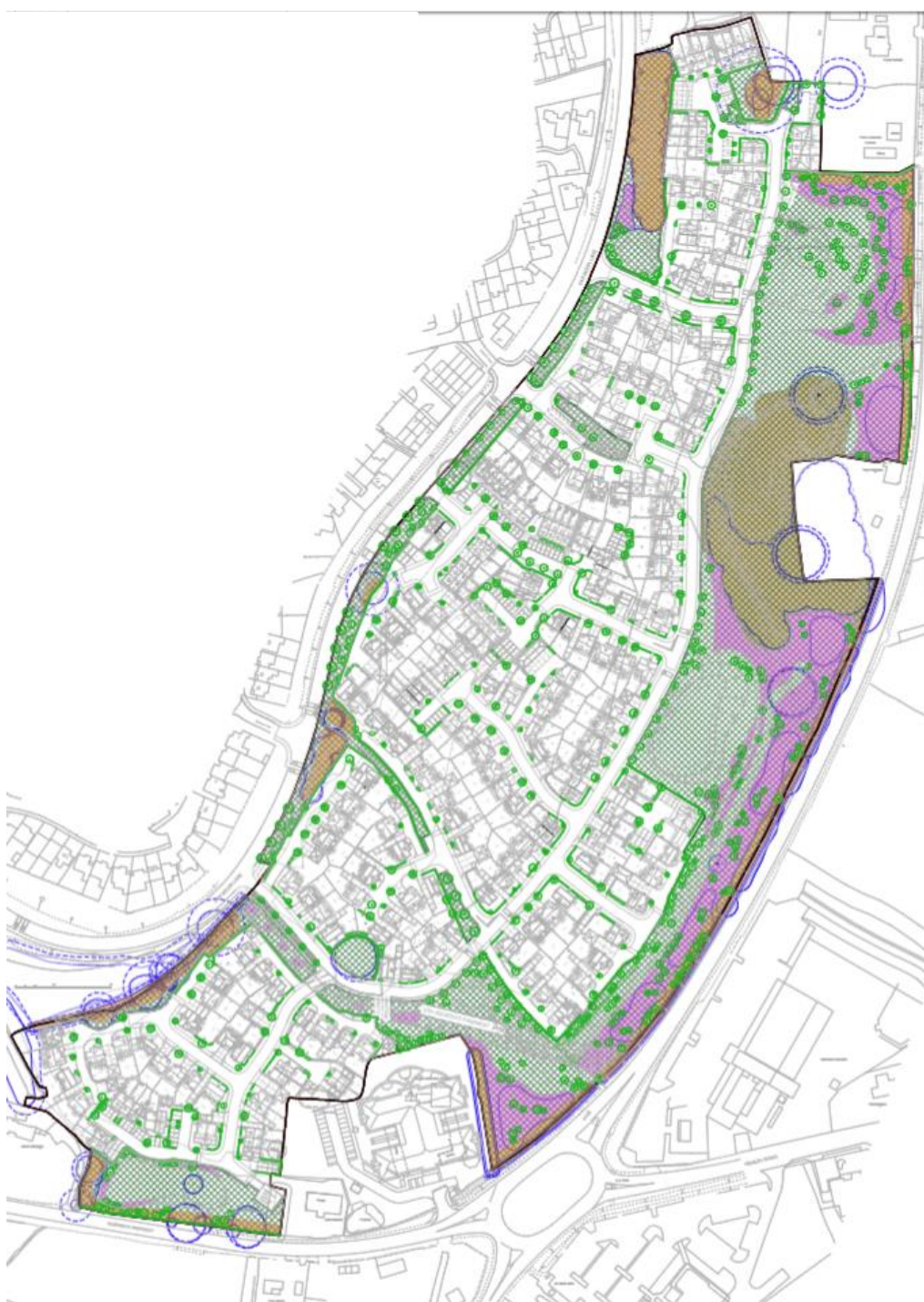


POPLAR TREES TO BE REMOVED  
(\*Estimated No.)



LOW QUALITY SELF SEEDED VEGETATION

# Retained and additional trees and Vegetation



-  TREES TO BE RETAINED
-  VEGETATION TO BE PLANTED
-  EXTENT OF GREEN INFRASTRUCTURE
-  RETAINED NATIVE WOODLAND
-  NATIVE WOODLAND TO BE PLANTED

# Landscaping



# Landscaping



# Landscaping





# Landscaping

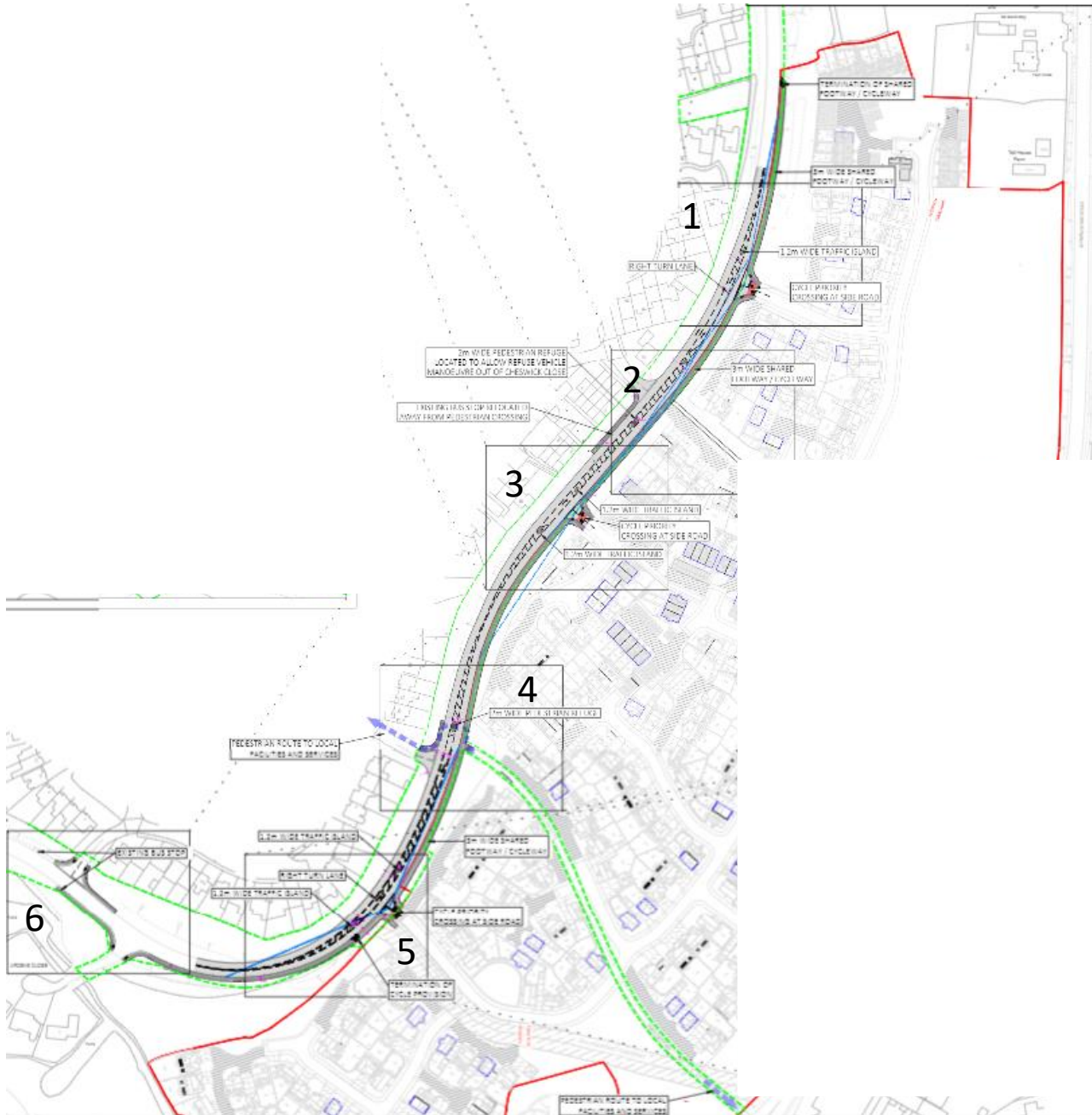


# Adoptable Highway and Managed Areas Plan

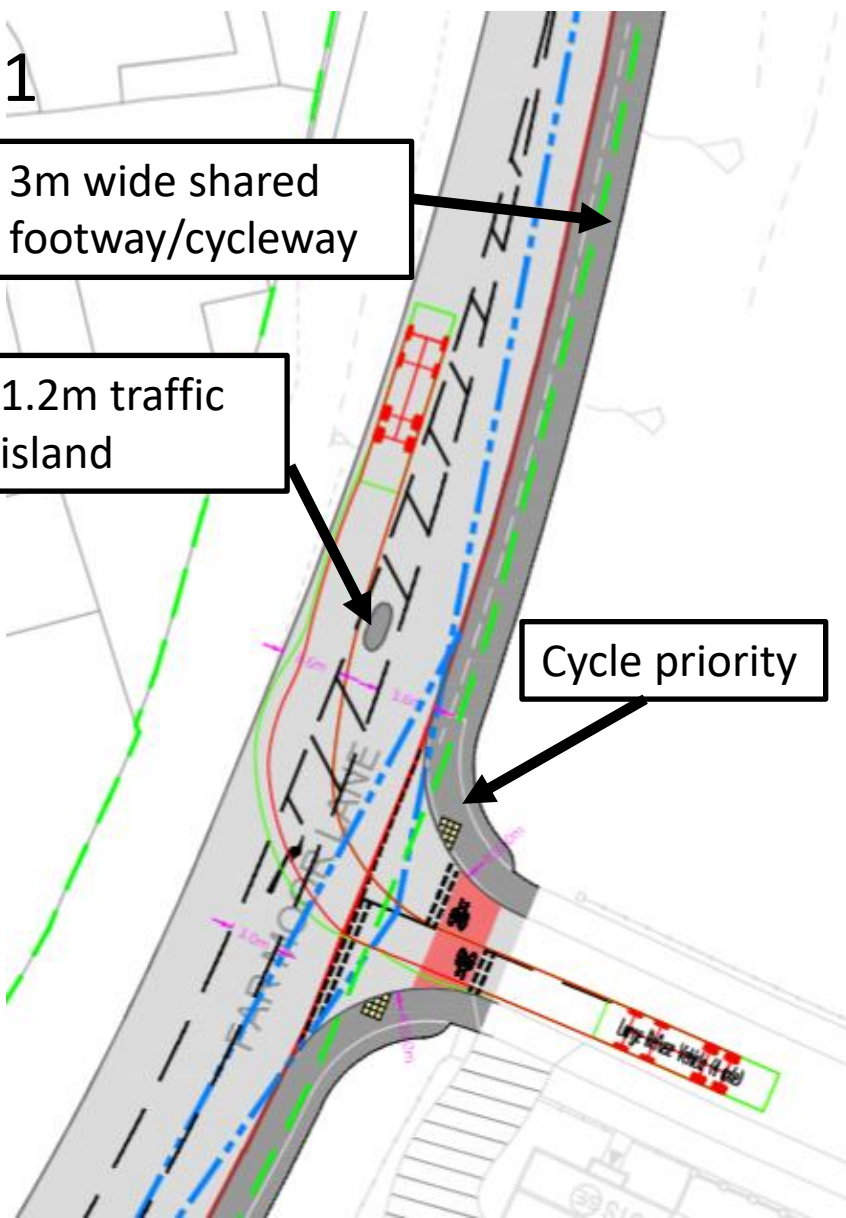


-  ADOPTABLE HIGHWAY
-  MANAGED AREAS
-  MANAGEMENT COMPANY AREAS

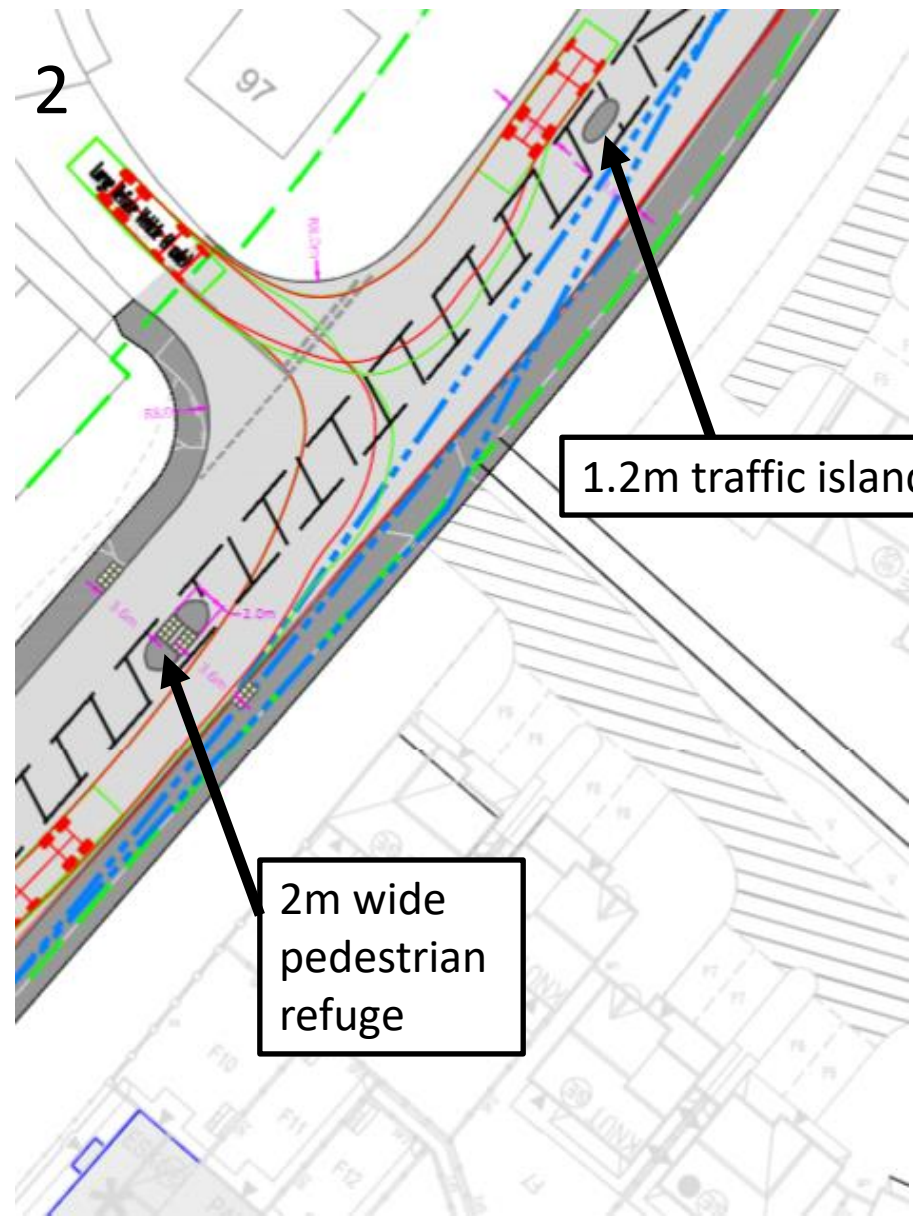
# Highways Plans



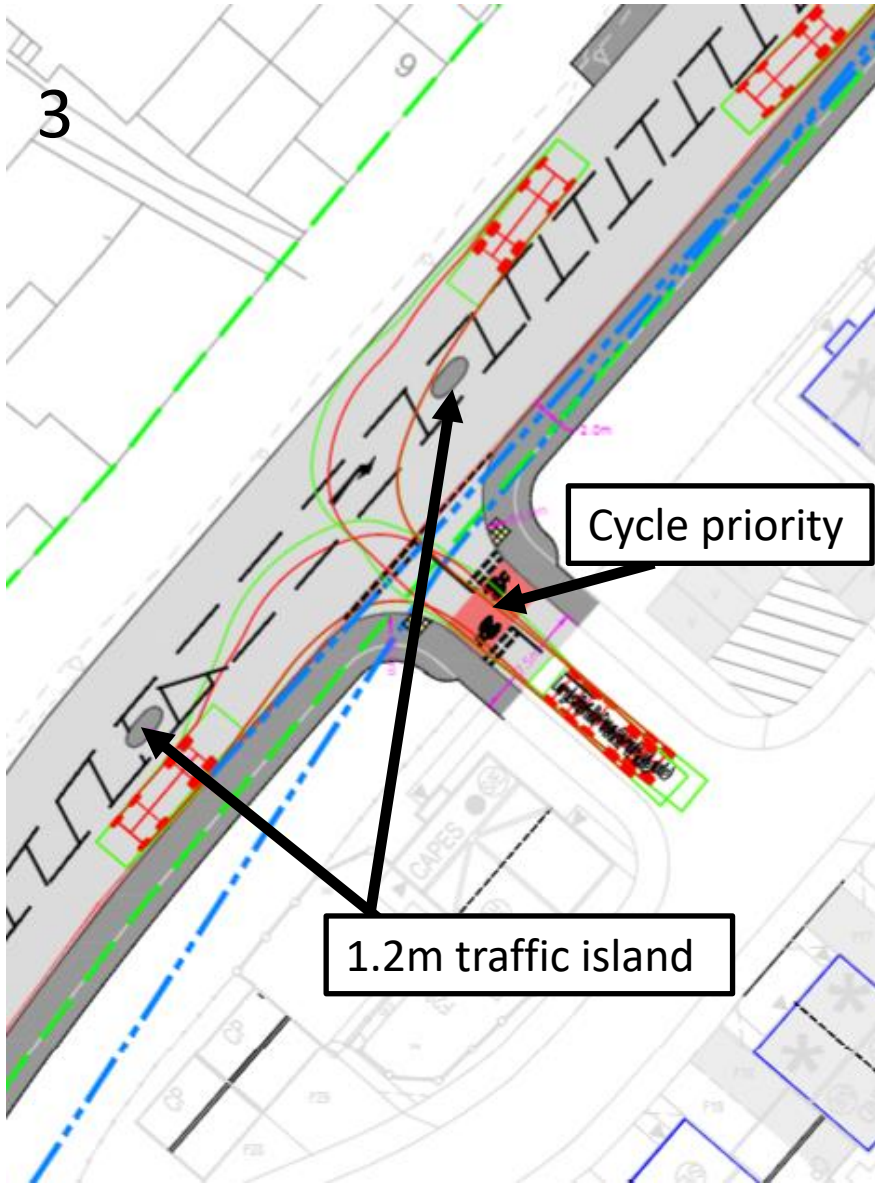
# New Junction/Footway Details



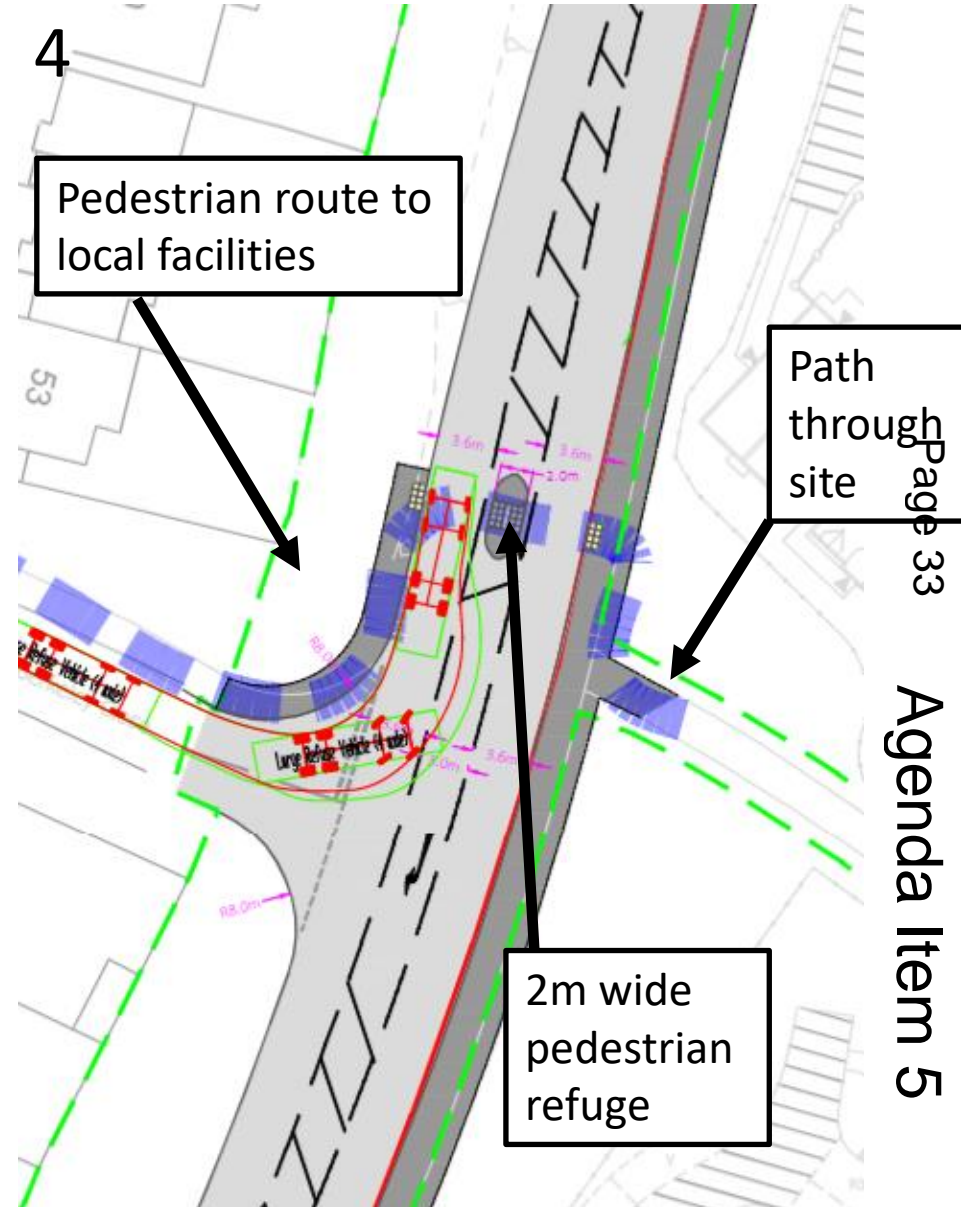
# Cheswick Close, crossing and new footway



# New Junction/Footway Details

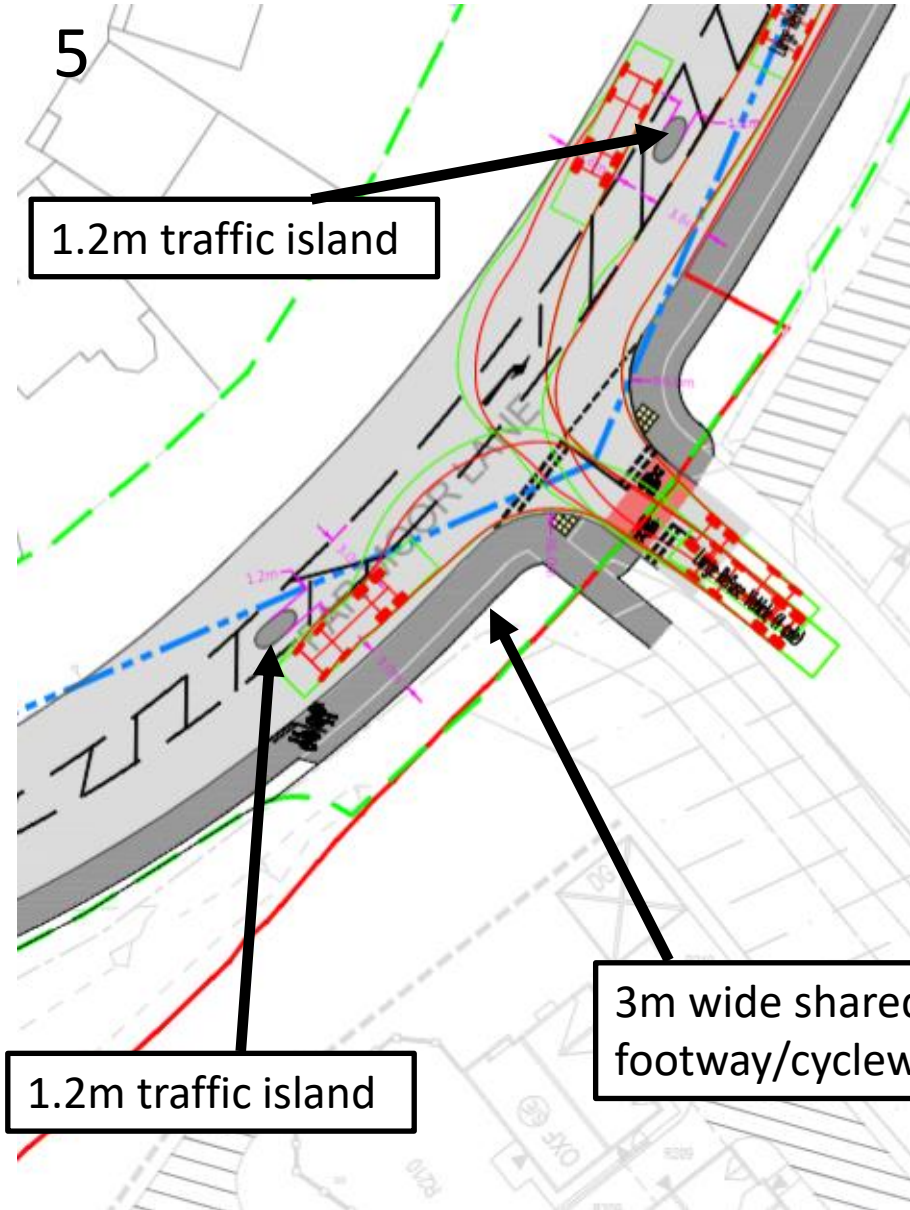


# Berkeley Close crossing and path through site



# New Junction/Footway Details

5



# New Footway Details Abbots Wood & Arden Close

6

