



# Planning Committee

Wed 13 Oct  
2021  
7.00 pm

Council Chamber  
Town Hall  
Walter Stranz Square  
Redditch

**REDDITCH** BOROUGH COUNCIL

*making  
a  
difference*

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

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

**Sarah Sellers**

**Town Hall, Walter Stranz Square, Redditch, B98 8AH**

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**email: [sarah.sellers@bromsgroveandredditch.gov.uk](mailto:sarah.sellers@bromsgroveandredditch.gov.uk)**

## **GUIDANCE ON FACE TO FACE MEETINGS**

Due to the current Covid-19 pandemic Redditch Borough Council will be holding this meeting in accordance with the relevant legislative arrangements for remote meetings of a local authority.

If you have any questions regarding the agenda or attached papers please do not hesitate to contact the officer named below.

### **GUIDANCE FOR ELECTED MEMBERS ATTENDING MEETINGS IN PERSON**

In advance of the meeting, Members are encouraged to consider taking a lateral flow test, which can be obtained for free from the NHS website. Should the test be positive for Covid-19 then the Member should not attend the Committee meeting, should provide their apologies to the Democratic Service team and should self-isolate in accordance with national rules.

Members and officers are encouraged to wear face masks during the Council meeting, unless exempt. Face masks should only be removed temporarily if the Councillor requires a sip of water and should be reapplied as soon as possible. Refreshments will not be provided by the venue. Hand sanitiser will be provided for Members to use throughout the meeting.

The meeting venue will be fully ventilated, and Members may need to consider wearing appropriate clothing in order to remain comfortable during proceedings.

### **PUBLIC ATTENDANCE**

Whilst the meeting is open to the public, due to the need to maintain social distancing, the amount of seating in the public gallery will be limited to a maximum of 70 including public speakers.

In light of this limited capacity to attend in person, and to enable as many members of the public as possible to see and hear the meeting, the Council has arranged for the meeting to be livestreamed on the Council's YouTube channel. Please use the link below to view the meeting:

[Link to view Live Stream of Planning Committee](#)

Members of the public who attend in person will be encouraged to wear face masks, to use the hand sanitiser that will be provided and will be required to sit in a socially distanced manner at the meeting. It should be noted that members of the public who choose to attend in person do so at their own risk.

In line with Government guidelines, any member of the public who has received a positive result in a Covid-19 test on the day of a meeting should not attend in person and should self-isolate in accordance with the national rules.

### **PUBLIC SPEAKING**

The usual process for public speaking at meetings of the Planning Committee will continue to be followed subject to some adjustments in light of the on-going Covid-19 pandemic. For this meeting the options to participate in public speaking will be in person, by joining the meeting using a video link, or by submitting a written statement to be read out by officers.

The process approved by the Council for public speaking at meetings of the Planning Committee is (subject to the discretion and control of the Chair), as summarised below:

- 1) Introduction of application by Chair
- 2) Officer presentation of the report
- 3) Public Speaking - in the following order: -
  - a) Objectors to speak on the application
  - b) Supporters to speak on the application
  - c) Ward Councillors
  - d) Applicant (or representative) to speak on the application
- 4) Members' questions to the Officers and formal debate / determination.

In view of the public interest in this matter, the Council's public speaking arrangements have, exceptionally, been amended and agreed by the Chair as follows for this application:

- Objectors – each individual speaker will have up to a maximum of three minutes to speak and the overall time allocated for objectors will be 30 minutes.
- Supporters – each individual speaker will have up to a maximum of three minutes to speak and the overall time allocated for supporters will be 15 minutes.
- Ward Councillors – up to a maximum of three minutes per ward councillor.
- Applicant – 15 minutes (with agreement to use any of the remaining supporters time not taken).

**The deadline to register to speak is Monday 11<sup>th</sup> October at 12 noon.**

Speakers in each category will be called in the order they have notified their interest in speaking to Democratic Services.

Those registering to speak in objection will be asked whether they are willing to share their contact details with other objectors. Once the deadline for registering to speak has passed those registered to speak in objection will be invited to co-ordinate amongst themselves regarding public speaking. In the event that some of the speakers wish to act as spokespersons for the group, the Chair has indicated that he would be willing to use his discretion to permit individual times to be pooled.

Information about the application is available at [www.redditchbc.gov.uk/planning](http://www.redditchbc.gov.uk/planning)

#### **Notes:**

- 1) Anyone wishing to address the Planning Committee on applications on this agenda must notify the Democratic Services Team on 01527 64252 Extn.2884 or by email at [sarah.sellers@bromsgroveandredditch.gov.uk](mailto:sarah.sellers@bromsgroveandredditch.gov.uk) before 12 noon on Monday 11<sup>th</sup> October.

- 2) Advice and assistance will be provided to public speakers as to how to access the meeting and those using the video link will be provided with joining details via Microsoft Teams. Provision has been made in the amended Planning Committee procedure rules for public speakers who cannot access the meeting by Teams, and those speakers will be given the opportunity to submit their speech in writing to be read out by an officer at the meeting. Please take care when preparing written comments to ensure that the reading time will not exceed three minutes. Any speakers wishing to submit written comments must do so by 12 noon on Monday 11<sup>th</sup> October.**
- 3) Reports on all applications will include a summary of the responses received from consultees and third parties, an appraisal of the main planning issues and a recommendation. All submitted plans and documentation for each application, including consultee responses and third party representations, are available to view in full via the Public Access facility on the Council's website [www.redditchbc.gov.uk](http://www.redditchbc.gov.uk)**
- 4) It should be noted that, in coming to its decision, the Committee can only take into account planning issues, namely policies contained in the Borough of Redditch Local Plan No. 4 and other material considerations, which include Government Guidance and other relevant policies published since the adoption of the Development Plan and the "environmental factors" (in the broad sense) which affect the site.**
- 5) Although this is a public meeting, there are circumstances when the committee might have to move into closed session to consider exempt or confidential information. For agenda items that are exempt, the public are excluded and for any such items the live stream will be suspended, and that part of the meeting will not be recorded.**
- 6) Late circulation of additional papers is not advised and is subject to the Chair's agreement. The submission of any significant new information might lead to a delay in reaching a decision. The deadline for papers to be received by Planning Officers is 4.00 p.m. on the Friday before the meeting.**





# Planning

COMMITTEE

Wednesday, 13th October, 2021

7.00 pm

Council Chamber Town Hall

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## Agenda

### Membership:

Cllrs:	Michael Chalk (Chair)	Aled Evans
	Julian Grubb (Vice-Chair)	Andrew Fry
	Imran Altaf	Gemma Monaco
	Karen Ashley	Timothy Pearman
	Tom Baker-Price	

### 1. Apologies

### 2. Declarations of Interest

To invite Councillors to declare any Disclosable Pecuniary Interests and / or Other Disclosable Interests they may have in items on the agenda, and to confirm the nature of those interests.

### 3. Confirmation of Minutes of the Planning Committee meeting held on 15th September 2021 (Pages 1 - 8)

### 4. Update Reports

To note Update Reports (if any) for the Planning Applications to be considered at the meeting (circulated prior to the commencement of the meeting)

### 5. Application 20/00863/FUL - Land off Ipsley Church Lane, Redditch, Worcestershire - Redditch Borough Council (Pages 9 - 40)