

MINUTES

Present:

Councillor Andrew Fry (Chair), Councillor William Boyd (Vice-Chair) and Councillors Juma Begum, Brandon Clayton, Claire Davies, Bill Hartnett, Sid Khan, David Munro and Jen Snape

Officers:

Helena Plant, Chad Perkins, Penny Bevington and Amar Hussain

Democratic Services Officers:

Gavin Day

38. APOLOGIES

There were no apologies for absence.

39. DECLARATIONS OF INTEREST

Councillor Jen Snape noted for transparency that she was a Ward Member for the Winyates Ward, however, she had not been involved in any discussion or dialogue with constituents so as to remain impartial.

40. CONFIRMATION OF MINUTES

The minutes of the Planning Committee meetings held on 14th November 2024 and 5th December 2024 were presented to Members.

RESOLVED that

the minutes of the Planning Committee meetings held on 14th November 2024 and 5th December 2024 were approved as a true and accurate record and signed by the Chair.

41. UPDATE REPORTS

There were no update reports.

Chair

42. 24/01179/FUL - LAND AT 13 - 66, WINSLOW CLOSE, REDDITCH, WORCESTERSHIRE, B98 0NQ

This application was being reported to the Planning Committee because the applicant was Redditch Borough Council. As such, the application fell outside the scheme of delegation to Officers.

Officers presented the report and in doing so, drew Members' attention to the presentation slides on pages 5 to 10 of the Site Plans and Presentations pack.

The application was for the Land at 13 - 66, Winslow Close, Redditch, Worcestershire, B98 0NQ and sought planning permission for replacement windows for the properties.

Officers drew Members attention to page 6 of the Site Plans and Presentations pack to identify the three blocks of flats effected by the application.

Some of the existing windows were of a protruding bay window style which the applicant identified as being a cold spot in the flats and prone to damp and mould. Installing new windows, which would be flush to the wall, would reduce heat loss within the flats and therefore, it was expected that the EPC rating of the flats would increase to band C.

Officers informed Members that the funding for the work was from the Social Housing Decarbonisation Fund

The following was clarified by Housing Officers following questions from Members:

- The works were expected to start immediately if approved and aim to be complete by September 2025.
- Other works which included fire door replacements, would be undertaken at the same time as replacing the windows.
- The windows would only be replaced in the flats and not communal areas, it was further clarified that all tenants both council and private would have their windows replaced at no cost to them.

Members then proceeded to debate.

Members were broadly in support of the application, which in their opinion would improve the councils' housing stock with good quality windows and was in support of the Councils aims of improving the conditions of tenants and reducing carbon emissions.

On being put to a vote it was:

RESOLVED that

having had regard to the development plan and to all other material considerations, planning permission be **GRANTED** subject to the conditions as outlined on page 23 of the Public Reports pack.

The Meeting commenced at 7.00 pm
and closed at 7.11 pm