

# Planning Committee

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8<sup>th</sup> May 2013

## MINUTES

### Present:

Councillor Andrew Fry (Chair), Councillor Joe Baker (Vice-Chair) and Councillors Michael Chalk, Brandon Clayton, Bill Hartnett, Wanda King and Yvonne Smith

### Officers:

A Hussain and A Rutt

### Committee Services Officer:

J Smyth

### 72. APOLOGIES

Apologies for absence were received on behalf of Councillors Roger Hill and Brenda Quinney.

### 73. DECLARATIONS OF INTEREST

There were no declarations of interest.

### 74. CONFIRMATION OF MINUTES

**RESOLVED** that

**the minutes of the meeting of the 3<sup>rd</sup> April 2013 be confirmed as a correct record and signed by the Chair.**

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Chair

**75. PLANNING APPLICATION 2013/073/COU –  
UNITS 33 AND 34 KINGFISHER WALK,  
KINGFISHER SHOPPING CENTRE, REDDITCH**

Change of use of basement, ground and first floors to  
Class A3 (Café / Restaurant) and A5 (Hot Food Take-Away)

Applicant: The Kingfisher Limited Partnership

**RESOLVED that**

**having regard to the Development Plan and to all other material considerations, Planning Permission be GRANTED, subject to the Conditions and Informatives summarised in the report.**

**76. APPEAL OUTCOME – ERECTION OF A DORMER BUNGALOW -  
LAND TO THE REAR OF 247 TO 249 EVESHAM ROAD,  
HEADLESS CROSS, REDDITCH**

The Committee received an item of information in relation to the outcome of an appeal against a refusal of Planning Permission, made by Officers under delegated authority, namely:

Planning Application 2012/257/FUL  
Erection of a Dormer Bungalow

Members noted the Inspector's decision to allow the appeal on the basis that it was considered that the dwelling would not materially obstruct views of soft landscaping or wider views to the east of the development site nor result in incongruous development in relation to other recently permitted back garden development a short distance along Evesham Road. The Inspector had also considered that obscure glazing on windows proposed for the north facing elevation of the dwelling would resolve any issues of unacceptable overlooking impact on nearby dwellings.

The Committee was pleased to note that the Inspector had, at the Borough Council's request, imposed a number of Conditions in allowing the appeal, as summarised below:

1. Development to commence within 3 year.
2. Samples of materials for external surfaces to be submitted and approved
3. Plans approved defined.
4. Parking area to be surfaced, laid out and drained in accordance with details to be submitted and approved.
5. Plan showing slab levels relating to a fixed datum point to be submitted and approved.

6. Landing and bathroom windows to be obscurely glazed in perpetuity.
7. Working hours during construction period to be restricted.
8. No burning on site.

**RESOLVED that**

**the item of information be noted.**

## **77. ENFORCEMENT ACTIVITY - SIX MONTH UPDATE**

The Committee received and noted a report which provided statistics showing enforcement activity for the period July to December 2012.

Officers provided clarification on aspects of the figures in relation to complaints received and cases closed for the two quarters and agreed to arrange for additional details on trends in terms of increases and decreases in the number of Enforcement Notices being issued in future reports.

**RESOLVED that**

**the information be noted.**

The Meeting commenced at 7.00 pm  
and closed at 7.25 pm

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CHAIR