

Planning Committee

21 April 2009

Minutes

Present:

Councillor Michael Chalk (Chair), Councillor David Smith (Vice-Chair) and Councillors J Field, W Hartnett, D Hunt and R King

Also Present:

M Collins (Vice-Chair – Standards Committee)

Officers:

A Hussain, A Rutt and S Skinner.

Committee Services Officer:

T Buckley.

100. APOLOGIES

An apology for absence was received on behalf of Councillor Hicks.

101. DECLARATIONS OF INTEREST

There were no declarations of interest.

102. CONFIRMATION OF MINUTES

RESOLVED that

the minutes of the meeting of the Committee held on 31 March 2009 be confirmed as a correct record and signed by the Chair.

103. APPLICATIONS FOR PLANNING PERMISSION

The Committee considered and determined two Planning Applications as detailed in the subsequent minutes below.

Officers tabled an update report detailing any late responses to consultation, changed recommendations, further conditions and any additional Officer comments in relation to each application. This report was further updated orally at the meeting as appropriate to each application.

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Chair

There were no Public speakers in respect of either of the applications.

104. PLANNING APPLICATION 2009/049/ADV - SLIP ROAD ONTO THE COVENTRY HIGHWAY (WEST BOUND) OFF BATTENS DRIVE, WINYATES

Advertising banner for events at Arrow Valley Countryside Centre, Battens Drive, Winyates

Applicant: Redditch Borough Council

(This application, which would normally have been dealt with under Officer Delegated Powers, was exceptionally considered by the Committee in view of the fact that it was a Redditch Borough Council application.)

RESOLVED that

having regard to the Development Plan and to all other material considerations, Planning Permission be GRANTED, subject to the amendment of Condition 1 as detailed below and the following additional conditions and informative:

- “1. The advert hereby permitted shall cease to be displayed and the land cleared of the supporting structure within a year of the date of this consent unless otherwise agreed in writing with the Local Planning Authority.**

Reason: A trial period was considered necessary to test for durability and impact on safety in accordance with Policies S1 and BBE13 of the Borough of Redditch Local Plan No.3.

- 7. Prior to the display of the advert hereby permitted, details of the colour and finish of the materials to be used for the supporting structure shall be submitted to and approved in writing by the Local Planning Authority. These materials to be used when implementing this permission unless otherwise agreed in writing with the Local Planning Authority.**

Reason: In the interests of visual amenity and in accordance with Policies BBE13 and BBE18 of the Borough of Redditch Local Plan No.3.”

105. PLANNING APPLICATION 2009/050/ADV - SLIP ROAD ONTO THE SAINSBURY ISLAND FROM MILLRACE ROAD, RIVERSIDE

Advertising Banner for events at Forge Mill Museum,
Needle Mill Lane, Redditch
Applicant: Redditch Borough Council

(This application, which would normally have been dealt with under Officer Delegated Powers, was exceptionally considered by the Committee in view of the fact that it was a Redditch Borough Council application.)

RESOLVED that

having regard to the Development Plan and to all other material considerations, Planning Permission be GRANTED subject to the amendment of Condition 1 as detailed below and the following additional conditions and informative:

- “1. The advert hereby permitted shall cease to be displayed and the land cleared of the supporting structure within a year of the date of this consent unless otherwise agreed in writing with the Local Planning Authority.**

Reason: A trial period to test for durability and impact on safety in accordance with Policies S1 and BBE13 of the Borough of Redditch Local Plan No.3.

- 7, Prior to the display of the advert hereby permitted, details of the colour and finish of the materials to be used for the supporting structure be submitted to and approved in writing by the Local Planning Authority. These materials to be used when implementing this permission unless otherwise agreed in writing with the Local Planning Authority.**

Reason: In the interests of visual amenity and in accordance with Policies BBE13 and BBE18 of the Borough of Redditch Local Plan No.3.

Informative:

Members of the Planning Committee are keen to ensure that events are not advertised too far in advance, or left up too long following the date of the event, in the interests of good publicity.”

106. ADOPTION OF OPEN SPACE - VARIATION OF SECTION 106 AGREEMENT

The Committee received information relating to a variation to the Section 106 Agreement associated with the adoption of open space at Avenue Road, Astwood Bank which was required in order to define the areas of land to be transferred to the Council.

The report cross referenced to details approved under Planning Application 98/472 and was therefore appropriate business for the Planning Committee.

RESOLVED that

- 1) the variation to the Section 106 Agreement, dated 20 October 1999 and made between 1) The Council of the Borough of Redditch and 2) JS Bloor Tamworth Limited regarding the areas of land to be adopted, as detailed in the plan displayed at the meeting, be agreed; and**
- 2) authority be delegated to the Head of Legal, Democratic and Property Services to agree any other minor variations that may be deemed necessary prior to formal adoption of the land in question.**

107. ENFORCEMENT OF PLANNING CONTROL

The Committee considered one contravention of planning law, as detailed in minute 109 below.

(This item was considered after the Exclusion of the Press and Public in view of the fact that the report contained confidential information relating to individuals and their identities and information relating to alleged breaches of Planning Control, disclosure of which was not considered to be in the public's best interest.)

108. EXCLUSION OF THE PUBLIC

RESOLVED that

under S.100 I of the Local Government Act 1972, as amended by the Local Government (Access to Information) (Variation) Order 2006, the public, with the exception of the Vice-Chair of the Standards Committee, be excluded from the meeting for the following matter on the grounds that it involves the likely disclosure of exempt information as defined in paragraphs 1, 2 and 7 of Part 1 of Schedule 12 (A) of the said Act, as amended.

Minute 109 – Enforcement Report 2009/031/ENF

**109. ENFORCEMENT REPORT 2009/031/ENF - HITHER GREEN
LANE, ABBEY PARK**

Development not in accordance with the approved plan
and erection of a side fence
Hither Green Lane, Abbey Park, Redditch

RESOLVED that

- 1) with regard to the conservatory, porch and shed, as detailed in the report, no formal action be taken at the present time; and**
- 2) in relation to a breach of planning control, namely the erection of a fence over one metre in height adjacent to a highway, authority be delegated to the Head of Legal, Democratic & Property Services, in consultation with the Acting Head of Planning & Building Control, to take enforcement action by way of:**
 - a) the service of an enforcement notice; and**
 - b) the institution of legal proceedings in the event of non-compliance with such notice.**

(In view of the fact that the report contained confidential information relating to individuals and their identities and information relating to alleged breaches of Planning Control, disclosure of which was not considered to be in the public's best interest, this matter was considered after the exclusion of the press and public. There is nothing exempt, however, in this record of the proceedings.)

The Meeting commenced at 7.00 pm
and closed at 7.49 pm

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CHAIR