

**Redditch Borough Council
Planning Committee**

**Committee Updates
12th September 2024**

23/00543/FUL Conwil, Dagnell End Road

A slightly revised Site Plan Ref: 1430/01Rev K has been received. The amendments are highway related only. There is a hatched area to denote the existing area of block paving to be removed and replaced with tarmac. The plan clarifies that the existing fence/railing to the public footpath to remain in place and the existing unsurfaced footpath is to remain accessible at all times.

Worcestershire Highways (05/09/24) Final comments received as follows:

No highway objections to the proposed demolition of existing dwelling and outbuildings and erection of 6 No. dwelling houses (use class C3) with associated access, parking and landscaping subject to conditions and financial contributions. These are as per the officer report, with the below amendment to condition 02 and 14.

Amend Condition No. 2 (plans list) to include Drawing Ref: 1430 01 rev K Proposed Site Plan and 24249-01 Rev I visibility splay plan.

Amend Condition 14 (Vehicular visibility splays approved plan) to read

The Development hereby approved shall not be first occupied until the visibility splays shown on drawing **24249-01 Rev I** have been provided. The splays shall at all times be maintained free of level obstruction exceeding a height of 0.6m above adjacent carriageway.

Reason: In the interests of highway safety.

24/00631/FUL Land At Battens Close, Redditch

Since the publishing of the agenda, the Highways Officer has further reviewed the application and provided updated comments which recommend the re-siting of the bin store shown on the proposed site plan. An **additional condition** in relation to this is therefore recommended, as follows:

9) Notwithstanding the location of the refuse enclosure shown on the proposed site plan drawing no. 19-1794/101A Rev A, prior to the use being first implemented, details of a relocated refuse enclosure shall be submitted and approved in writing by the Local Planning Authority. Details of the refuse enclosure shall include but not be limited to: location, size, design and materials. The approved details shall be implemented on site and any existing refuse enclosure shall be removed in its entirety prior to the first use of the development.

Reason: To ensure there is adequate provision for refuse storage and to ensure its scale and location does not adversely affect use of the vehicular access off Battens Drive.

24/00387/FUL Land South Of, Astwood Lane

The consideration of this application has been **DEFERRED** to a later Committee date pending the assessment of a late representation.

24/00576/S73 Highfield House, Headless Cross Drive

No Updates