

Minutes of Belbroughton and Fairfield Parish Council Planning Committee held on Monday 19th June 2017 at The Jubilee Room Belbroughton Recreation Centre

Present: Cllrs. C Scurrrell (Chair), J Boswell, G Ingram, T Jones and, S Pawley,
In attendance, the clerk. 3 members of the public.

177/17 Apologies: Apologies had been received from Cllr. S MacDonald and were accepted.

178/17 Declarations of interest: None.

179/17 Dispensations Requested None requested.

180/17 Minutes of the previous meeting

The minutes of the previous meeting held on Monday 15th May 2017 were approved as a correct record, and were signed by the Chairman.

181/17 Planning Applications

a. The following planning applications were considered:

Application type:	Full Application
Planning Reference:	17/0198
Proposal:	Conversion of existing double garage into ancillary guest accommodation and creation of dormer window to facilitate use of upper floor.
Location:	16 Church Road, Belbroughton, Stourbridge, Worcestershire,
Comment	The Committee questions if this an appropriate development in the conservation area. It would wish to see any increase in the property's 'living accommodation' area limited to a cumulative 40%. The dormer window requested appears inappropriate as regards overlooking neighbouring property.

Application type:	Full Application
Planning Reference:	17/00584/FUL
Proposal:	Conversion of existing 2-storey barn to residential reference 'B' on Block plan. Conversion of a double garage into residential reference 'D' on Block plan
Location:	Mearse Farm, Mearse Lane, Belbroughton, Stourbridge,
Comment	The Committee has no objection.

Application type:	Full Application
Planning Reference:	16/1144/FUL
Proposal:	Re-consultation - Proposed change of use and extension of Hill Farm Barns to form 3 residential units following demolition of modern agricultural buildings, conversion of barn to form garaging. The main changes are: <ul style="list-style-type: none"> · Reduction in number of units from 4 to 3 · Revised parking arrangements · Revised garaging · Revised treatment to elevations / openings
Location:	The Hill Farm Hockley Brook Lane Belbroughton
Comment	The Committee has no objection to the amended application.

Application type:	Full Application
Planning Reference:	17/00371/FUL
Proposal:	New agricultural building to be used for fodder storage
Location:	Dordale Stables, Dordale Road, Bournheath, Bromsgrove,
Comment	The Committee has no objection but would emphasise that the structure is only of use for an agricultural business purpose.

Application type:	Full Application
Planning Reference:	17/00474/FUL
Proposal:	Build an orangery onto back of existing property.
Location:	7 Glebe Fields, Belbroughton, Bromsgrove, Worcestershire,
Comment	The Committee has no objection

Application type:	Full Application
Planning Reference:	17/0142
Proposal:	Proposed single storey rear extension to replace existing conservatory
Location:	6 Church Road, Belbroughton, Stourbridge, Worcestershire,
Comment	The Committee has no objections provided the cumulative increase in size of the property is within 40%. It would request that the Conservation Officer examines closely the appropriateness of the extension design especially, the window and roof windows when viewed from the highway, footway and neighbouring properties.

182/17 Arden House - Dordale Rd. Bournheath

The Chairman invited comments from residents who wished to inform the council of concerns at the property. These concerns related to potential an alleged potential touring caravan park site being established. The Chairman advised the residents that the Parish Council had not been informed of any planning application regarding such land use. The residents were referred to a prior application 16/0873. This was an agricultural prior notification application for a new access and gate approved in September 2016 for Arden House.

Action: the clerk was asked to seek clarity from BDC Planning Dept. of the planning requirements necessary for the purposes mentioned by the residents.

183/17 Street Trading Consent Application:

Mr J Riley- located on a layby on the northbound side of A491 Stourbridge Road: Selling of hot and cold foods from a mobile unit.

The Committee had no objection, but it would expect litter to be robustly dealt with. The sales unit used to be of appropriate size and character. Consideration it felt should be given to the appropriateness of the precise siting and also the setting up 'portaloo' type facilities.

184/17 Planning Applications

One additional application had been received on the day of the committee meeting - 17/00632 Location - Farthings, Holy Cross Lane Belbroughton. However, the clerk advised that the Planning Officer at B.D.C. was happy to await receiving the Council's comments until after the next Planning Committee Meeting in July when it was agreed it would be considered.

185/17 Planning Decisions

No decisions had been advised by the District Council.

186/17 Training by District Council

The Committee noted the training meeting with District Council planning officers set for 5.30pm 25th September 2017 at Parkside, Bromsgrove. All members present pledged to attend.

The Chairman advised that not only committee members but all council members have the opportunity to attend.

187/17 Other Planning Matters

None.

The meeting was closed at 8.00pm

SignedChairman

DRAFT