

# Tidenham Parish Council

Minutes of Planning, Development Control & Highways Committee Meeting held on 28<sup>th</sup> February 2018 at 7.00pm at Tidenham War Memorial Hall.

**Present:**

CLLrs: J. Powell (Chair), S. Bollen, R. O'Toole & R. Duff.  
Officers: Kevin Duffin – Administrative Assistant (Minutes).

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## **AGENDA**

### **1 ATTENDANCE**

- a. **To receive** apologies for absence from those councillors unable to attend.  
Apologies received from CLLrs Birch, Gregory, Tullett & Evans.
- b. **To consider for acceptance** those apologies received with reasons for absence.  
**Resolved** to accept apologies from CLLrs Birch, Gregory, Tullett & Evans.

### **2 DECLARATIONS OF INTEREST**

- a. **To receive Declarations of Interest** in respect of matters contained in this agenda, in accordance with the provisions of the Local Government Act 1972 in respect of officers and in accordance with the provisions of the Localism Act 2011 in respect of members.  
*Interests may be declared at any time during the meeting should they become apparent.*  
**None declared**

### **3 MINUTES OF PREVIOUS MEETING**

- a. **To consider for approval** as a correct record the minutes of the meeting held on 24<sup>th</sup> January 2018.  
**Resolved** to accept the minutes as a correct record.
- b. **To consider** any matters arising from those minutes.  
**None raised**

### **4 PUBLIC CONSULTATION**

- a. **To receive and consider any questions from the Public** which may be answered but not debated.  
A resident who has received outline permission to build a house on a vacant plot in Sedbury Lane gave an overview of how he wished to develop the plot in view of the space available and asked for advice from the committee. The committee thanked him for the overview and the Chairman suggested that he take advice from FoDDC Planning Department before producing detailed plans.

### **5 TO CONSIDER CORRESPONDENCE RECEIVED RE PLANNING ISSUES**

**None**

### **6 TO CONSIDER OTHER PLANNING ISSUES**

**None**

## **7 TO CONSIDER PLANNING APPLICATIONS RECEIVED**

- a. **P0055/18/FUL** – Day House, Tidenham.  
Conversion of agricultural barns and outbuildings into residential dwellings.  
**No objection**
  
- b. **P0042/18/FUL** – The Larches, Boughspring Lane, Tidenham Chase.  
Erection of a replacement dwelling with associated works. Demolition of existing dwelling and garage.  
**No objection**
  
- c. **P0010/18/DISCON** – Land South of Gloucester Road, Tutshill.  
Discharge of condition 20 (Bus Shelters) of planning permission P1911/15/OUT.  
**No objection** to a partial discharge of condition 20 (which is what the agent asked for).  
Full discharge requires the shelter to be implemented before any occupation.
  
- d. **P1817/17/LBC** - Gloucester House, Gloucester Road, Tutshill.  
Listed Building Consent for works to dwelling including external rendering, waterproofing basement, replacement wiring, boilers, skirting boards and fireplace. New external window to basement (part retrospective).  
**No objection**
  
- e. **P0193/18/LD1** - The Wardens Lodge, Tintern Quarry, Tidenham Chase.  
Application under Section 191 to establish whether the use of warden's lodge as a dwelling is lawful.  
**No objection.** However the committee would like to confirm that the property is on the electoral roll and is registered for Council Tax.
  
- f. **P0156/18/FUL** - 8 Loop Road, Beachley.  
Variation of condition 02 (Approved plans) of planning permission P0504/17/FUL.  
**No objection**
  
- g. **P0096/18/PJ14PA** - Wyedean School & Sixth Form, Beachley Road, Sedbury.  
Prior approval for 200kW Solar PV installation on the flat roofs of Wyedean School & Sixth Form.  
**No objection**

## **8 TO NOTE PLANNING DECISIONS TAKEN BY FODDC AND GCC**

**The following were granted permission –**

- a. **P1981/17/FUL** – Wayside, Coleford Road, Woodcroft.  
Erection of a raised deck/balcony to the rear of the existing dwelling.
  
- b. **P1924/17/FUL** - 39 Inner Loop Road, Beachley.  
Erection of a detached garage (part retrospective).

- c. **P1973/17/FUL** - 3 Wyebank Crescent, Tutshill.  
Erection of a single storey rear and side extension with internal alterations.
- d. **P1955/17/FUL** – Roseland, Tidenham Lane, Tidenham.  
Raising roof of existing garage.
- e. **P0110/17/DISCON** - 8 Loop Road, Beachley.  
Discharge of Conditions 03 (surface water drainage), 04 (bat mitigation), 05 (lighting scheme) and 06 (CEMP) of planning permission P0504/17/FUL.
- f. **P1629/17/FUL** - The National Diving and Activity Centre, Tidenham.  
Installation of two zip wires including launch and finishing stages. (Revised Scheme).
- g. **P1563/17/FUL** - The Liam Bond Golf Academy, Tidenham.  
Part retrospective proposal for the erection of a permeable parking area adjacent to the existing golf ranging facility, to be used as ancillary parking.
- h. **P1670/17/FUL** – Warehouse, Beachley Road, Sedbury.  
Demolition of existing buildings, erection of three detached dwelling units (along with three detached garages and one domestic outbuilding) and the carrying out of associated operations and development.
- i. **P2012/17/FUL** - South View, Netherhope Lane, Tidenham.  
Erection of a single storey side extension with associated works (revised scheme).

**The following was refused –**

- j. **P0986/17/FUL** - Buttington Engineering Works, Beachley.  
Demolition of existing buildings and stationing of an additional 35 caravans.

**9 TO REPORT ON PLANNING DECISIONS TAKEN UNDER DELEGATED POWERS (s101)**

- a. **P0089/18/FUL** - 31 Bigstone Grove, Tutshill.  
Erection of a single storey extension and front canopy with associated works. Demolition of existing conservatory.  
**No objection**
- b. **P0225/18/FUL** - Keep House, Castle View, Tutshill.  
Erection of a sun room and front porch with associated works. Demolition of existing conservatory.  
**No objection**

**10 TO REPORT ON PLANNING ENFORCEMENTS AND APPEALS**

- a. **APP/P1615/W/17/3191969** - P1077/16/FUL - Bishton Lane, Tidenham.  
Appeal lodge against FoDDC refusal to grant permission.

**11 TO CONSIDER CORRESPONDENCE RECEIVED RE HIGHWAY ISSUES**

None

**12 TO REPORT ON HIGHWAY ISSUES**

**a. Speed indicator trial.**

The trial lasted 5 days and the results show that 61% of drivers exceeded the 30 mph limit; a few as high as 60+ mph. These are alarming figures considering many children cross this road on the way to school and two new junctions are planned to support the 138 new houses being built on both sides of the road. The Administrator will send the report to the Police, Highways and Road Safety Partnership asking for the figures to be corroborated and that a full safety audit of the road be carried out.

**b. Wyebank estate footpaths.**

The Amey Local Highways Manager will inspect the area, meanwhile he will arrange for his team to check for any safety defects.

**c. Sedbury Lane / Beachley Rd flooding.**

The gully and pipeline has been jetted. However, water cannot drain away due to the high level of salt in the ditch. The Area Highways Representative has met with adjacent landowner and has agreed to excavate to lower the level. A works order has been arranged for this and works will be carried out as soon as possible.

**13 TO RECEIVE COUNCILLOR'S LOCAL REPORTS AND MATTERS FOR THE NEXT AGENDA**

**a. Cllr Duff reported the rippling on the roundabout at Beachley Rd and the Link Rd and also the fading white centreline on the Link Road.**

The Admin Assistant has previously reported both issues to Highways and will follow up on any action.

**b. Cllr Bollen reported a pothole at the junction of Wyebank Road and Beachley Road which caused someone to fall over.**

The Admin Assistant will investigate and make the necessary report.

**14 TO CONFIRM THE DATE OF THE NEXT MEETING**

Next meeting 28<sup>th</sup> March 2018