

Tidenham Parish Council

Minutes of a Planning, Development Control & Highways Committee Meeting held on 28th January 2015 at 7.00pm at Tidenham War Memorial Hall

Present:

Councillors: Mr G Birt (Chairman), Mrs S Bollen, Mr B Bowshall, Mr R Birch & Mrs C Dawson
Clerk: Mrs C Hinton
Administrator: Mr K Duffin (Minutes)

1. Receive Apologies for Absence

Resolved to accept apologies from Miss Gregory and Dr Bowie

2. To Receive Declarations of Interest –

Declarations may be made during the meeting if an interest becomes apparent
None

3. Adoption of the Minutes of the previous Planning Committee Meeting of 17th December 2014

Resolved to approve and duly signed

4. Matters Arising from those minutes and not on the Agenda

None reported

5. Public Consultation

None

PLANNING MATTERS

6. To Consider Correspondence Received/Other Matters re Planning Issues

- The Chairman read out a letter from Cllr Kirkpatrick regarding the Draft Allocation Plan for the Forest of Dean. Following a review meeting at FODDC on 6th January 2015 the plan has been updated to show that Tutshill and Sedbury are separate large settlements and should not be treated as a single settlement. The plan is still in draft state.

Resolved to note the report from Cllr Kirkpatrick.

7. To Consider Planning Applications Received

- **DC/2014/01290 (Monmouthshire)** - Mabey Bridge, Station Rd, Chepstow, NP16 5YL
Redevelopment of the site to provide 600 residential units, offices, workshops, commercial and leisure facilities.

Resolved to send the following statement to Monmouthshire County Council:

Tidenham Parish Council objects to this development on the basis of the inevitable increase in road traffic which will have an adverse effect on the already poor air quality on Hardwick Hill. The effect of the extra traffic will be felt on both sides of the border. The increased traffic will exacerbate the existing problems with traffic flow, especially near the junctions of the A48 with Gloucester Road and the Sedbury Link Road. We have noted that during periods of heavy or stationary traffic emergency vehicles have great difficulty getting through. Although this proposed development is not in our district it will have a huge impact on the residents of

Tidenham Parish and we urge Monmouthshire County Council to apply 'joined up' thinking by taking into consideration the major planning applications already granted permission on this side of the border.

8. To Note Planning Decisions taken by FoDDC and GCC

The following planning applications have been granted permission:

- **P0125/14/DISCON** - Striguil Mopla Road Tutshill Chepstow NP16 7PS
Discharge of Condition (03) - Scheme to protect trees, relating to planning permission P1163/14/FUL
- **P0120/14/DISCON** - Land Adjacent To Springfield Bigstone Grove Tutshill Chepstow NP16 7EN
Discharge of condition (03) (materials) on planning permission P1342/13/FUL
- **P1778/14/FUL** - The National Diving and Activity Centre Day House Quarry Tidenham Chepstow
Provision of hot tubs, changing huts, shower enclosure, fencing & decking
- **P0105/14/DISCON** - 18 Inner Loop Road, Beachley, NP16 7HF
Discharge of condition (05)(Drainage Strategy) & (07)(Materials) on P0934/FUL/14
- **P1557/14/FUL** - 11 Wyebank Avenue, Tutshill, Chepstow, NP16 7EJ
Siting of storage building to replace existing garage
- **P0113/14/DISCON** - Land North East Of Sedbury Park Sedbury
Discharge of condition 03 (soft and hard landscaping) of planning permission P1628/13/FUL

The following planning applications have been refused permission:

- **P1614/14/FUL** - Hillcot Mopla Road Tutshill Chepstow - Variation of condition 12 (No additional Windows) of Planning Permission P1429/13/FUL (Demolition of existing bungalow and erection of two new houses)
- **P1300/14/ADV** – Land At Stroat Tidenham Chepstow NP16 7NA
Retention of three non-illuminated direction signs

The following planning application has been withdrawn:

- P1588/FUL/14 – The Haven, Miss Gracies Lane, Tidenham Chase, Chepstow NP16 7JR
Alterations and extensions to dwelling

9. To Report on Planning Decisions taken under Delegated Powers (s101)

None

10. To Report on Enforcements/Appeals

None

HIGHWAYS MATTERS

11. To Consider Correspondence received re Highways Issues

- The Parish Council received a notification from FODDC informing them of the closure & diversion of a public footpath at Hanley Lane
Resolved to note the correspondence

12. To Report on Highways Issues

- The Administrator presented a report on the status of all reported and ongoing highways issues

13. To Receive Councillors Local Reports and Matters for next Agenda

- Some trees in the Beachley Rd & Severn Rd area have been fully or partly reduced with the use of a crane, It was noted that the Council had no way of knowing if any trees were subject to a Tree Preservation Order.

Note: The Administrator will contact FODDC to obtain a register of TPOs in the Parish

- Tutshill School and Gloucestershire Constabulary are launching a “Safer Schools” campaign at 14.30 on 23rd February 2015 at Tutshill School. It is thought to be the first such campaign in the county.

Note: The Administrator will contact GCC Highways to ensure that planned work to paint the zig-zag lines is not scheduled for this day

- Welsh Water is contracted to restore its work site in Wyebank Rd to its former condition. It's reported that missing kerbstones have now been replaced. The Administrator reported that a resident had sent a letter to the Amenities Committee Chairman complaining about standard of restoration work carried out so far.
- **Note:** The Clerk and Administrator will monitor the situation

14. To Confirm Date of next meeting – 25th February 2015

There being no further business the meeting closed at 8.08 pm