

You are invited to attend a meeting of Tidenham Parish Council's Planning and Highways Committee that has been arranged for **Wednesday, 28th February at 7:00pm** in Sedbury and Beachley Village Hall, King Alfred's Road, Sedbury, for the transaction of business according to the enclosed agenda.

Yours faithfully,
Mrs Carol Hinton

Clerk to the Council

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Note: Members of the public are welcome to attend meetings of the Council and Committees, unless specifically excluded due to the confidential nature of the business. Members of the public can ask questions or make representation during item 4 but the council cannot make a decision on any matter which is not specified on the agenda.

AGENDA

1. ATTENDANCE

- a. **To receive** apologies for absence from those councillors unable to attend.
- b. **To consider** for acceptance those apologies received with reasons for absence.

2. DECLARATIONS OF INTEREST

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.

3. MINUTES OF PREVIOUS MEETING

- a. **To consider for approval** as a correct record the minutes of the meeting held on 24th January, 2024.
- b. **To consider** any matters arising from those minutes.

4. PUBLIC CONSULTATION **

To receive and consider any questions from the Public which may be answered but not debated.

5. TO CONSIDER CORRESPONDENCE RECEIVED RE: PLANNING ISSUES

- a. **To consider** any potential housing and employment sites within the Parish for inclusion in the FoDDC 2024 Strategic Housing and Economic Land Availability Assessment (SHELAA).
- b. **To report** FoDDC has advised changes to how they notify neighbours and land owners of planning applications.

6. TO CONSIDER OTHER PLANNING ISSUES

None.

7. TO CONSIDER PLANNING APPLICATIONS RECEIVED ***

- a. **P0003/24/FUL** – Chase End, Tidenham Chase, Chepstow, NP16 7JN.
Conversion and alteration of the existing garage annex building to create a garden room and home office with lightweight glazed link to the main house.
- b. **P0100/24/FUL** – Land South Of, Hanley Farm, Tidenham.
Proposed dog training facility, comprising of an outdoor and an indoor space alongside associated access, parking, landscaping and works. (REVISED SCHEME).
- c. **P0144/24/FUL** – 10 Elm Road, Tutshill, Gloucestershire, NP16 7BX.
Conversion of garage and erection of single storey link extension to main house.
- d. **P1514/23/FUL** – Land Adjoining 14, Loop Road, Beachley.
Erection of detached dwelling.

8. TO NOTE PLANNING DECISIONS TAKEN BY FODDC & GCC

- a. **P1583/23/FUL** – Fern Cottage, Netherhope Lane, Tidenham, Chepstow.
Replacement conservatory with solid roof to side elevation.
Full permission.

b. **P1441/23/FUL** – Jasmine Cottage, Miss Graces Lane, Tidenham Chase, Chepstow.
Erection of a part single, part double storey extension, small entrance porch. External remedial works to improve the appearance and performance of existing building elements. Construction of new driveway.
Demolition of an existing single storey ground floor extension.

Full permission.

c. **P1601/23/LD1** – Land Adjoining 4 Sedbury Lane, Tutshill, NP16 7DU.

Application under section 191 to establish whether lawful commencement of applications P1995/20/FUL for the erection of two dwellings has occurred.

The evidence within the Planning Statement demonstrates that applications P1705/19/APP and P1995/20/FUL were lawfully commenced within the required timescale and that the approved scheme can therefore be completed without the need for planning permission.

Certificate of lawful use or development issued.

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

None.

10. TO REPORT ON PLANNING ENFORCEMENTS AND APPEALS

To report that the appeal made by the applicant following a refusal of planning permission by FODDC – Planning Inspectorate ref: APP/P1615/W/23/3317423, Land adjacent to 10 Loop Road, Beachley, Chepstow, Monmouthshire – P0686/22/FUL has been considered by the Planning Inspectorate and dismissed.

11. TO CONSIDER CORRESPONDENCE RECEIVED RE HIGHWAY ISSUES

a. **To consider** correspondence from Stantec UK Ltd and the task of developing an active travel strategy for FoDDC. There is an online form that they are asking be completed.

b. **To receive** and consider any other correspondence.

12. TO REPORT ON HIGHWAY ISSUES

a. **To report** all temporary road closures notices, blanket order & closure form, road work bulletins, etc received since the last committee meeting have been distributed to Councillors.

b. **To report** feedback from GCC Highways meeting regarding Tidenham Parish Council reported highways issues.

c. **To report** progress on the Auto Speed Watch camera installation.

13. TO RECEIVE COUNCILLORS' LOCAL REPORTS AND MATTERS FOR THE NEXT AGENDA

14. TO CONFIRM THE DATE OF THE NEXT MEETING

Next meeting 27th March, 2024.

****** Allows a period not exceeding fifteen minutes for members of the public to make statements and ask questions of the Committee. This item does not preclude Suspension of Standing Orders by the Committee to allow participation on Items on the Agenda.

i) Each person will be required to state their name and address.

ii) Each person will be allowed no more than three minutes plus a brief follow-up to any answers given by the Committee.

iii) Questions may be answered but not debated by the Committee.

iv) Any issues that the Committee considers require consideration should be referred to the next meeting of the Committee or deferred to the next Full Council Meeting.

******* Planning Applications - A member of the public can address the Committee after registering with the Clerk before the commencement of the meeting. The total time allowed for all representations for each application is six minutes. Council recommends the selection of a spokesperson where more than one person wishes to present a particular view. Speakers will not be permitted to enter into debate with members, officers or each other nor cross examine the applicant, objectors or supporters or any other party or any Councillor.