



# ALCESTER TOWN COUNCIL

**PLANNING COMMITTEE MEETING WAS HELD ON  
MONDAY 15 APRIL 2024 AT 7PM AT GLOBE HOUSE,  
PRIORY ROAD, ALCESTER**

## **Present**

Councillors M Bowe, M Cargill, G Forman, V Blake, W Mills and C Neal-Sturgess

## **In attendance**

Ms S Duran, Deputy Town Clerk and District Cllr S Juned

## **PUBLIC PARTICIPATION AT DISCRETION OF CHAIR**

Two Directors of the Residents Association attended to speak in support of Item 4a) 24/00380/FUL- Chestnut Court Gas House Lane Alcester Warwickshire B49 5RB. Cllr S Juned, speaking as a trustee of Act on Energy, confirmed that advice had been sought from the charity. In reply to questions from member councillors, it was apparent that all property owners at Chestnut Court had agreed to be part of the application.

### **1. Apologies**

Cllr K Foster

### **2. Declarations of Interest**

None.

### **3. Minutes of last Meeting**

Minutes were approved and then signed by the Chair.

### **4. Planning Applications**

- a) 24/00380/FUL- **Chestnut Court Gas House Lane Alcester Warwickshire B49 5RB**. Proposed: Proposed replacement of all existing softwood windows and French doors to UPVC material in a like-for-like configuration for 16 houses and 19 flats. For: Mr J Hood. Chestnut Court is in the Conservation Area and as such UPVC windows have not previously been approved. It was also felt that it would be difficult to get compliance from the freeholders in this application and there is also a time limit on any permission granted. The Chair therefore proposed that an **OBJECTION** was submitted, seconded by Cllr M Cargill. This was a majority decision. Cllr Forman did not share this view.
- b) 24/00633/FUL- **Parcel of Open Space Recreational Land off Birmingham Road/Northern Parcel Alcester**. Proposed: Installation of permanent public sculpture in bronze on a concrete footing and plinth, to be located on an open space recreational area. For: Bloor Homes Ltd. Bloor Homes were contacted as it seemed odd that the Town Council were unaware of this public art proposal given that regular update meetings are held between the parties. As a result, it is understood that the application was made in Bloor Homes name in error. Stonewater Housing Association had commissioned the statue. Councillors will respond in **OBJECTION** as the application is incorrect whilst at the same time commenting that consultation with Bloor Homes, the Town Council and Alcester Roman Heritage would be beneficial at least in terms of proposed location. 2024 is the 20<sup>th</sup> anniversary of the Roman Heritage Museum and, in association with the comments from residents already submitted, a more appropriate location could perhaps be considered. Cllr W Mills questioned whose responsibility it would be to maintain the statue. It was agreed that the PDF presentation sent by the sculptor was in the public domain and could be circulated.
- a) 24/00809/TEL28- **STREET RECORD Castle Road Alcester**. Proposed: Installation of a 12m pole for the mounting of LoRaWAN gateway equipment. For: Ronan Monks Ref CXN-STW-337, Connexin. **NO REPRESENTATION- subject to the case officer's recommendation**. Residents who would like to object to this proposal will be encouraged to contact the applicant directly.

### **5. Interim responses by ATC by email meeting**

- b) **Amendment 24/00296/OUT- Teddy Bear Corner Seggs Lane Alcester Warwickshire B49 5HJ.** Proposed: Outline planning permission for two detached houses. For: Mr M Amos, The Executors of the Late David Thornton. *The red line on the Location Plan has been amended and the application has been re-validated. The Site Layout & Block Plans have been amended changing the access and parking arrangements.* Comments due by 8 April 2024. Case Officer: Victoria Kempton. The Planning Committee reviewed this application by email. Cllrs were pleased to see that the amended application addressed the concerns of a neighbour. However, the amended drawings did not identify parking arrangements or elevation drawings and failed to fulfil the Town Council's request for a more detailed application. Councillors therefore agreed to maintain their **OBJECTION**.
- c) **24/00569/TPO- Yew Trees 79 Priory Road Alcester Warwickshire B49 5EA.** Proposed: -T6 western red cedar (TPO T1) - Crown lift to provide 1.0 metre clearance from the shed roof. Height and lateral branch reduction of 0.5 metres to shape. -T7 silver birch (TPO T2) - Reduce height by 1.5-2.0 metres. Reduce lateral branches by 1.0 metre, to balance the reduced height. For: Mr R German. Comments due by 5 April 2024. Case Officer: Ruth Rose. *Standard response-* **NO REPRESENTATION- subject to the case officer's recommendation.**
- d) **24/00642/TREE- Chestnut Court Gas House Lane Alcester Warwickshire B49 5RB.** Proposed: -T1 birch - Fell. -G1 cherry x2 - Reduce and reshape by approx 2 metres. For: Mr C Duggan, Proxim Property Management. Comments due by 15 April 2024. Case Officer: Assistant Planner. *Standard response-* **NO REPRESENTATION- subject to the case officer's recommendation.**
- 6. Notice of Decision by SDC**
- a) **24/00388/FUL- 10 Alcocks Road Alcester Warwickshire B49 6RE.** Proposed: Two storey side extension to existing family dwelling. Replacement of flat roof with mono-pitched roof to rear. For: Mr M Fumagalli. **PERMISSION WITH CONDITIONS**
- b) **23/02235/FUL- 14 Priory Road Alcester Warwickshire B49 5DY.** Proposed: Single Storey rear extension and internal alterations reinstatement of front wall and gate. Drop kerb to rear. For: Mr M Bills. **PERMISSION WITH CONDITIONS**
- c) **24/00378/TREE- 1,3 And 5 School Road Alcester B49 5DE.** Proposed: -G1, Group of hazel, elder, cotoneaster and plum on north/northeast boundary to rear gardens and garages of Henley Court. - Prune back overhanging growth to boundary. For: Mr J Connelly, Orbit Housing. **CONSENT WITH CONDITIONS**
- d) **24/00130/FUL- The Greig Kinwarton Road Alcester B49 6AD.** Proposed: Change of use of the squash courts building (Class E(d)) to a community meeting space (Class F2(b)) and external alterations. For: Alcester Town Council. **PERMISSION WITH CONDITIONS**
- e) **24/00424/FUL- Coniston Evesham Street Alcester Warwickshire B49 5DS.** Proposed: Construction of new single storey rear extension and alterations of existing roof to suit. For: Mr T Keeling. **PERMISSION WITH CONDITIONS**
- 7. Review of the Markets Licensing Policy and application forms (2022).** The draft document was circulated to cllrs ahead of the meeting. All proposed changes were approved.
- 8. The use of Alcester Neighbourhood Development Plan Policies in responding to planning applications.** With particular reference to policy NE 5- Mitigating and preventing increased flood risk. Cllr W Mills commented that the flood risk in Alcester had become more prevalent in recent months and we need to consider both pluvial and fluvial risks when responding to planning application consultations. A recent response to an application in Aspen Close quoting ANDP policy NE5 ensured that the Case Officer asked the agent to verify that mitigation measures would be added to the proposal.  
Cllr C Neal-Sturgess agreed to circulate a map of surface water risk areas.
- 9. Proposition to Full Council**
- 10. Correspondence**
- a) **SDC- FW: [Consultation] New mobile street trading consent for a Fish and Chip Van.** Responses by 5pm on Monday 22 April. *Email circulated to cllrs for info*

*ahead of the meeting.* Whilst there are two existing fish and chip businesses in Alcester, the majority of the committee felt on balance that they had **NO OBJECTION** to this consultation.

- b) SDC- Planning Appeal 23/02614/ADV-** ATC received notification of the decision (by decision letter) in January 2024 saying that Consent with Conditions had been agreed by SDC. On the portal it now states that it was part approved and part refused. There was a Split Decision Notice. The entrance sign was refused, hence the appeal. As this appeal is proceeding under the Commercial Appeals Service, there is no opportunity to submit further comments. ATC did not object to this application.
- c) Resident- Enquiry re Bloor Homes Update meetings.** Committee Clerk responded. The Chair felt that whilst these meetings with Bloor were informal they were not public meetings. If members of the public were to attend, Bloor Homes should be informed in advance.

**11. Urgent Business at the discretion of the Chair**

None.

**12. Date and time of next meeting**

Monday 20 May 2024 at 7pm with Bloor Homes Update meeting at 6.30pm-both via Zoom.