

Minutes of the Meeting of the **PLANNING AND ESTATES COMMITTEE** held at 6.30 pm on **MONDAY 22 FEBRUARY 2021** via the Zoom video conferencing platform and in accordance with The Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Local Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020.

Those present:

Chairman: Cllr P Clifford

Vice Chairman: Cllr A P Booth

Councillors: Cllr Mrs S Amor (Mayor) Cllr G Bearcroft, Cllr M Goodge, Cllr R Hale, Cllr Miss E Haynes, Cllr Mrs J Johnson, Cllr Mrs S Schaathun,

Officers: Mr S D Carter (Town Clerk)
Mrs K Cullen

33. Apologies for Absence

Apologies for absence were received from Councillors Mrs J Sandalls and Mrs C Smith.

34. Declarations of pecuniary or other interest including requests for dispensation (if any)

Cllr R Hale declared a non-pecuniary interest in agenda item 3.3 (planning) since his niece and her husband own the Wisdom Hall.

35. Minutes of the previous meeting

Minutes of the meeting held on 25 January 2021 were circulated with the agenda.

It was **RESOLVED** to accept the minutes as a true and accurate record.

36. Planning Applications

a. 20/02763/FUL – Bengeworth – Delegated

Wychavon District Council

Public Conveniences

Waterside

Demolition of public toilets to basement level and rebuilding including alterations to steps, tree works and landscaping.

<https://plan.wychavon.gov.uk/Planning/Display/20/02763/FUL>

It was **RESOLVED** to recommend that this application be approved subject to there being temporary toilet facilities for the duration of the works.

b. 20/02915/LB – Bengeworth – Delegated

Evesham Town Council

Evesham Town Hall

Market Place

Installation of second handrail on stairs. Fixings for audio visual equipment in Council Chamber

<https://plan.wychavon.gov.uk/Planning/Display/20/02915/LB>

It was **RESOLVED** to recommend that this application be approved

- c. 21/00100/GPDO – Bengeworth – Delegated
George Staffordshire Developments Ltd
Wisdom Hall
12-13 Cowl Street
Prior notification for change of use from offices (Class B1(a) to 4 dwelling houses (Class C3)
<https://plan.wychavon.gov.uk/Planning/Display/21/00100/GPDO>

It was **RESOLVED** to recommend that this application be approved subject to the sky light over the bedroom not being overlooked by the roof terrace and there being a bicycle rack provision installed for residents use.

- d. 20/02806/HP - South – Delegated
Mr. Kieran Lewis
20 Poplar Close
Erection of two storey side extension and porch
<https://plan.wychavon.gov.uk/Planning/Display/20/02806/HP>

It was **RESOLVED** to recommend that this application be approved

- e. 21/00085/HP – Little Hampton – Delegated
Mr I Petrov
67 Larkspur Drive
Proposed rear and side extensions
<https://plan.wychavon.gov.uk/Planning/Display/21/00085/HP>

It was **RESOLVED** to recommend that this application be approved, however concern was voiced about the colour of the bricks.

- f. 21/00159/FUL & 21/00160/LB Bengeworth – Delegated
Evesham Abbey Trust
Land Adjacent To Abbey Park Abbey Road
Removal of parlous fabric at the east end of the historic nave. Installation of metal railing.
<https://plan.wychavon.gov.uk/Planning/Display/21/00159/FUL>

It was **RESOLVED** to recommend that this application be approved

- g. 20/02634/HP – Great Hampton – Delegated
Mr & Mrs Shepherd
6 Mill Road
Extension to rear. Replacement porch to front.
<https://plan.wychavon.gov.uk/Planning/Display/20/02634/HP>

It was **RESOLVED** to recommend that this application be approved

- h. 21/00070/HP – Bengeworth – Delegated
Muhammed Mujicic
51 Elm Road
Installation of dropped kerb
<https://plan.wychavon.gov.uk/Planning/Display/21/00070/HP>

It was **RESOLVED** to recommend that this application be approved – however it was on the condition that the kerb itself be dropped and the path remain level.

- i. 21/00184/HP – Bengeworth – Delegated
Miss Sumi Begum
1 Abbey Road
Erection of single storey extension, loft conversion and garden shed (Variation of conditions 2 and 5 Ref. 20/02453/HP)

Clerks Note:

Condition 2. Unless where required or allowed by other conditions attached to this permission/consent, the development hereby approved shall be carried out in accordance with the information (including details on the proposed materials) provided on the application form and the following plans/drawings/documents –

Site Location Plan

4546/001 Existing Block Plan

4546 Existing Elevations and Floor Plans Sheet 1

4546 Existing Elevations and Floor Plans Sheet 2

4546/2 Proposed Ground Floor Plan

4546/002 Proposed Block Plan

4546/1 Proposed Elevations and Floor Plans Sheet 1

4546/1 Proposed Elevations and Floor Plans Sheet 2

4546/1 Proposed Elevations, Floor Plans and Site Sheet 3

4546/5 Proposed Main Section

4546/3A Proposed Second Floor

4546/4 Proposed Section Single Storey

4546/1 RevB Proposed Elevations and Floor Plans and Site

Reason: To define the permission.

Condition 5. The development hereby permitted shall not be occupied until the garden land has been implemented as per drawing no. 4546/1 Rev B.

Reason: To preserve the amenities of the property in accordance with SWDP21 of the South Worcestershire Development Plan

It was **RESOLVED** to recommend that this application be approved

- j. 21/00145/HP – Delegated – Little Hampton
Mr Alan Pye
188 Cheltenham Road
Extend width of dropped kerb
<https://plan.wychavon.gov.uk/Planning/Display/21/00145/HP>

It was **RESOLVED** to recommend that this application be approved however concern was raised that the dropped kerb would lead to vehicles driving over a drain which in turn could cause a noise issue.

37. Planning Decisions

Circulated with the agenda were the latest planning decisions from Wychavon District Council as detailed below for information.

Planning No:	Applicant:	Address:	Brief Description	ETC:	WDC:
20/02285	Evesham Rowing Club	Abbey Road	Demolition of hipped roofs and new mono-pitched green roof	Approve	Approve
20/01760	Mr/s Bille	Bye Ways Greenhill Park Road	Two storey extension	Approve	Approve
20/01698	Sara Plumb	64 Waterside	Two storey extension	Approve	Approve
19/01410	Green Gables	Kings Road	Demolition of existing and erection of 76 properties	Refuse	Approve
20/02660	Banbury & Evesham Area Quaker	Friends Meeting House	Erection of outbuilding in Peace Garden	Approve	Approve
20/02705	Mr Prouse	39 Mansion Gardens	Two storey side and rear extension	Approve	Approve
20/02778Dormer	All Things Property	26 School Road	Erection of dormer bungalow	Approve	Approve
20/01943	Online Home Retail	2 Millennium Court	Erection of temporary building	Approve	Approve

38. Traffic Order Consultation – Prohibition of Waiting on Alexandra Road, Hampton

Circulated with the agenda was a Public Notice from Worcestershire County Council detailing their intention to prohibit waiting at any time on the north side of Alexandra Road from a point 10 metres west of its junction with School Road for a distance of 9 metres in a westerly direction (south side) from a point 10 metres west of its junction with School Road for a distance of 19 metres in a westerly direction.

It was **RESOLVED** to recommend that this Order be approved.

39. It was **RESOLVED** that in accordance with Standing Orders the Council move into confidential session due to the nature of what was being discussed, this being quotes to undertake work

40. Quotes to install bannister at the Town Hall stairs

In confidential session it quotes to install a new handrail at the town hall were discussed.

It was explained that the Town Council has been lobbied by user groups at the Town Hall for a number of years to install a banister up the left side of the stairs as you go up. The Town Council applied for and were successful in getting funding for this through New Homes Bonus. The third phase of the project at the town hall (following a new lift, and new town hall floor) included a new handrail and provision of audio visual equipment in the main hall and chamber, the contract for

which had already been awarded to Hadleigh Technical Support some time ago but then delayed by the pandemic and requirement for listed building consent.

The Clerk reported that getting quotes in the time of a pandemic has not been easy however, the Clerk supplied the plans and drawings and met three joiners at the town hall to enable them to price the job. We put the job up on a builder's job website stating we wanted quotes for this work. They were asked to provide a quote to build and install a handrail that matched the existing in line with the listed building requirement, but without the curls at the end. The quotes were also referred to our architect to check. We had three companies who wanted to quote. All three visited the town hall, measured and took pictures to help prepare their quote. The Clerk confirmed that one company had emailed that afternoon to state that he did not want to quote.

Quotes were considered from Carlton Smith Ltd who were based in Pershore and Hazel Projects who were based in Cheltenham.

Given that the quote from Carlton Smith Ltd was less, the company was local and that one of the members had used them for a job at his place of work and vouched for their quality it was **RESOLVED** to award the contract to Carlton Smith Ltd who had quoted £2,445.

It was **RESOLVED** to end confidential session.

41. Matters of urgency raised, for information only, at the discretion of the Chairman

There were no matters raised under this item.

NOTED

There being no further business, the meeting closed at 7.18 pm

COUNCILLOR P CLIFFORD
CHAIRMAN