



**EVESHAM TOWN COUNCIL**  
**PLANNING AND ESTATES COMMITTEE**



Notice is hereby given of the **PLANNING AND ESTATES COMMITTEE** will be held on **MONDAY 31<sup>st</sup> OCTOBER 2022** in the Council Chamber at **6.30pm** to which you are hereby summoned for the transaction of the business specified below

**Admission of the Public and Media**

Members of the Public and Media are welcome to attend in accordance with the Public Bodies (Admission to Meeting) Act 1960 Section 1. Public Participation is welcomed and will be in accordance with Standing Order 3(e) to 3(j) on a matter before the Committee.

**Recording of Meetings**

Under the Openness of Local Government Bodies Regulations 2014 the council's public meetings may be recorded, which includes filming, audio-recording as well as photography.

**AGENDA**

- 1. Apologies for Absence**
- 2. Declarations of pecuniary or other interest including requests for dispensation (if any)**
- 3. Minutes of the Previous Meeting held on 26 September 2022- Report Attached**
- 4. Planning Applications – To receive and consider planning applications received from Wychavon District Council since the last meeting of the Planning and Estates Committee or Town Council  
Report attached**
- 5. Planning Decisions  
Report attached**
- 6. Public Notice; Worcestershire County Council – Road Closure – Coopers Lane/Fairwater Close**
- 7. Public Notice; Worcestershire County Council – Link Footpath Closure – New Street**

Mrs Jo Adams  
Evesham Town Clerk

Evesham Town Council  
Unit 6 (Ground Floor)  
Abbey Lane Court  
Abbey Road

Tel: 01386 565700

[www.eveshamtowncouncil.gov.uk](http://www.eveshamtowncouncil.gov.uk)

Evesham  
Worcestershire  
WR11 4BY

**Committee Circulation:**

Cllr Mrs S Amor (South) Ex-officio (Town Mayor), Cllr A Booth (Vice-Chairman) (Bengeworth), Cllr P Clifford (Chairman) (Little Hampton) Ex-officio (Deputy Mayor), Cllr Mrs W Dyke (Great Hampton), Cllr M Goodge (Bengeworth), Cllr Mrs J Haines (Bengeworth), Cllr Mrs J Johnson (Avon), Cllr Mrs S Schaathun (Chairman) (Little Hampton), Cllr Mrs C Smith (South) Cllr T Haines (Avon), Cllr P Knight (Twyford)  
Also circulated electronically to all other councillors for information

Minutes of the **PLANNING AND ESTATES COMMITTEE** held on **MONDAY 26 SEPTEMBER 2022** at Evesham Town Hall, Council Chamber at 6.30pm.

Chairman: Cllr A Booth

Vice Chairman:

Councillors: Cllr M Goodge, Cllr Mrs J Johnson Cllr Robert Hale

Officers: Mrs C Chambers (Committee Clerk)

**77. Apologies for Absence**

Apologies for absence were submitted by Cllr Mrs W Dyke, Cllr Mrs C Smith, Cllr P Knight, Cllr W Kimberley

**78. Declarations of pecuniary or other interest including requests for dispensation**

Cllr Mrs J Johnson declared an interest in agenda item 2.14 Planning Application for Mr & Mrs Sportaro as the applicant was known to her.

**79. Minutes of the Previous Meeting**

Minutes of the Previous Meeting held on 26 September 2022 had been circulated with the agenda. It was moved, seconded and **RESOLVED** that the minutes be adopted as a true record.

**80. Planning Applications**

- a
- |                    |                                    |
|--------------------|------------------------------------|
| Application Number | W/22/01472/HP - Great Hampton Ward |
| Applicant          | Mrs Marion Allen                   |
| Location Address   | 12 St Andrew Road Evesham WR11 2NR |
| Proposal           | Single storey rear extension       |
- <https://plan.wychavon.gov.uk/Planning/Display/W/22/01472/HP>

This application was **Noted** by the Committee as this application had already been approved by WDC.

- b.
- |                    |   |
|--------------------|---|
| Application Number | W/22/01549/HP -Great Hampton Ward   |
| Applicant          | Hampton House (Residents) Management Company Ltd  |
| Location Address   | Hampton House Clarks Hill Rise Evesham  |
| Proposal           | Replacement of existing leaning section of wall and associated repairs as approved under permission reference 21/00755/HP - variation of condition 2. |
- <https://plan.wychavon.gov.uk/Planning/Display/W/22/01549/HP>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- c.
- |                    |   |
|--------------------|---|
| Application Number | W/22/01550/LB - Great Hampton Ward  |
| Applicant          | Hampton House (Residents) Management Company Ltd  |
| Location Address   | Hampton House Clarks Hill Rise Evesham  |
| Proposal           | Replacement of existing leaning section of wall and associated repairs as approved under permission reference 21/00754/LB - variation of condition 2. |
- <https://plan.wychavon.gov.uk/Planning/Display/W/22/01550/LB>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- d.
- |                    |   |
|--------------------|---|
| Application Number | W/22/01752/GPDR - Great Hampton Ward  |
| Applicant          | Mr I Rodenhurst   |
| Location Address   | Hampton Grain Store Pershore Road Evesham WR11 2PL  |
| Proposal           | Notification for Prior Approval for the Proposed Change of Use of an Agricultural Building to light industrial use. |
- <https://plan.wychavon.gov.uk/Planning/Display/W/22/01752/GPDR>

This application was **Noted** by the Committee as this application had already been approved by WDC

- e. Application Number W/22/01568/LB Bengeworth Ward  
Location Address 19-21 Bridge Street Evesham WR11 4SQ  
Applicant Boots UK Ltd  
Proposal Replace existing signage with proposed new signage  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01568/LB>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- f. Application Number W/22/01286/FUL Bengeworth Ward  
Applicant Mr Gupta, Delta Rock Ltd  
Location Address 33 Bridge Street Evesham WR11 4SQ  
Proposal Block up ground floor staircase access to first floor and erection of new external staircase at the back to gain access to first floor flat  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01286/FUL>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- g. Application Number W/22/01287/LB - Bengeworth Ward  
Applicant Mr Gupta, Delta Rock Ltd  
Location Address 33 Bridge Street Evesham WR11 4SQ  
Proposal Block up ground floor staircase access to first floor and erection of new external staircase at the back to gain access to first floor flat  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01287/LB>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- h. Application Number W/22/01557/FUL Parish Bengeworth Ward - Leanne Pogson  
Applicant T+S Properties LTD  
Location Address Evesham Marina Kings Road Evesham  
Proposal Full planning application for the erection of 9 residential units with access and parking provision  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01557/FUL>

It was moved, seconded and **RESOLVED** to recommend this application be refused as concerns were raised that the application was overdevelopment and insufficient parking and would cause additional congestion on the road.

- i. Application Number W/22/01567/ADV Bengeworth Ward 22/09/2022- Hazel Smith  
Applicant Boots UK Ltd  
Location Address 19-21 Bridge Street Evesham WR11 4SQ  
Proposal Sign A - 1off internally illuminated folded aluminium 'Pharmacy Boots Beauty' fascia. Sign B - 1off internally illuminated folded aluminium 'Boots' projection box Sign C - 2off non illuminated digitally printed window graphic vinyls  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01567/ADV>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- j. Application Number W/22/01573/CLPU - Great Hampton Ward  
Applicant Julie Seal  
Location Address Friars Mead Friars Mead Lane Evesham Worcestershire WR11 2BB  
Proposal Certificate of lawfulness for the provision of a twin unit mobile home (not operational development) within the garden of the lawful dwelling house for use as additional accommodation by visiting family members as part of one household (not a material change of use)  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01573/CLPU>

No comment

- k. Application Number W/22/01694/CLPU - Bengeworth Ward  
Applicant Mr Wynand Coleman  
Location Address 4 Violet Walk Evesham WR11 3GE  
Proposal Application for a Lawful Development Certificate for a proposed loft conversion  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01694/CLPU>

No Comment

- l. Application Number W/22/01622/HP Evesham North Ward  
Applicant Mrs E Homer  
Location Address 11 Victoria Avenue Evesham Worcestershire WR11 4QQ  
Proposal Proposed rear extension  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01622/HP>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

- m. Application Number W/22/01747/HP - Evesham North Ward  
Applicant Mr & Mrs Sportaro  
Location Address 60 Briar Close Evesham WR11 4JJ  
Proposal Erection of single-storey front extension  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01747/HP>

It was moved, seconded and **RESOLVED** to recommend this application be approved.

**81. Public Notice WCC – Briar Road Closure**

The clerk had circulated with the report a Public Notice which was issued by Worcestershire County Council with regards to Briar Close Road Closure under the Road Traffic Regulation Act 1984, to close that part of Briar Close from its junction with U44413 Avon Street to its junction with U44411 Albert Road. Reason: Footway resurfacing by WCC.

**Noted**

**82. Public Notice WCC - Albert Road Disabled Persons Parking Space**

WCC had issued a PUBLIC NOTICE with regards to Albert Road Closure under the Road Traffic Regulation Act 1984 for the provision of disabled persons parking space on Albert Road.

No Objection

There being no further business the meeting closed at 7.05

Cllr Alan Booth  
Chairman

**EVESHAM TOWN COUNCIL****COMMITTEE: PLANNING AND ESTATES****DATE: 31 OCTOBER 2022****SUBJECT: PLANNING APPLICATIONS****REPORT BY: COMMITTEE CLERK****1.0 PURPOSE OF REPORT**

- 1.1 To advise Members of the planning applications received from Wychavon District Council for consultation.
- 1.2 On each application it is detailed whether the decision is delegated to the officer or whether it is likely to go to WDC's planning committee for a decision. When applications are considered by committee, the Town Council has an opportunity to send a representative to speak on that application should it so wish.

**2.0 RECOMMENDATIONS**

Members' recommendations are requested.

- 2.1 Application Number W/22/01765/FUL - Bengeworth Ward  
 Applicant Mr David Coache, Bengeworth CE Academy  
 Location Address Bengeworth C Of E First School Burford Road Evesham  
 Worcestershire WR11 3HB  
 Proposal Proposed extension to Bengeworth CE Academy (Burford Road Campus), to create a new 60 place nursery  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01765/FUL>
- 2.2 Application Number W/22/01620/HP - Bengeworth Ward  
 Applicant Mr & Mrs A Robbins  
 Location Address 33 Elmside Evesham Worcestershire WR11 3DZ  
 Proposal Erection of first floor side extension and alterations to garage to include first floor home office  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01620/HP>
- 2.3 Application Number W/22/01839/HP - Evesham North Ward  
 Applicant Mr Robert Czachowski  
 Location Address 20 St Lawrence Road Evesham WR11 4AX  
 Proposal Erection of front porch extension and balustrading to existing rear extension to create balcony  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01839/HP>
- 2.4 Application Number W/22/01815/HP - Little Hampton Ward  
 Applicant Paul Humphrey  
 Location Address 8 Cheltenham Road Evesham WR11 2LB  
 Proposal Single storey rear extension - Variation of condition 2 of planning permission 22/00938/HP  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01815/HP>

- 2.5 Application Number W/22/02016/FUL - Bengeworth Ward  
 Applicant HSBC UK Bank plc  
 Location Address H S B C Bank 32 Bridge Street Evesham WR11 4RU  
 Proposal Replacement of existing external wall ATM with new model. Replacement of 3 no. existing internal self-service machines with new models and associated making good works.  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02016/FUL>
- 2.6 Application Number W/22/02017/ADV - Bengeworth Ward  
 Applicant HSBC UK Bank plc  
 Location Address H S B C Bank 32 Bridge Street Evesham WR11 4RU  
 Proposal Advertisement consent for signage associated with replacement ATM. Replacement of existing external wall ATM with new model. Replacement of 3 no. existing internal self-service machines with new models and associated making good works.  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02017/ADV>
- 2.7 Application Number W/22/02018/LB - Bengeworth Ward  
 Applicant HSBC UK Bank plc  
 Location Address H S B C Bank 32 Bridge Street Evesham WR11 4RU  
 Proposal Replacement of existing external wall ATM machine with new model. Replacement of existing external ATM signage with new. Replacement of existing internal self service machines. Associated making good & decorations.  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02018/LB>
- 2.8 Application Number W/22/02063/CLPU - Evesham South Ward  
 Applicant Mr & Mrs D Powers  
 Location Address 1 Cypress Close Evesham WR11 1YX  
 Proposal Application for a Certificate of Lawful Development for proposed single storey rear extension  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02063/CLPU>
- 2.9 Application Number W/22/02046/HP - Great Hampton Ward  
 Applicant Miss V Richardson  
 Location Address 14 Charlton Close Evesham WR11 2QE  
 Proposal Single storey extension to front. Replace conservatory with single storey extension to rear  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02046/HP>
- 2.10 Application Number W/22/02053/FUL - Bengeworth Ward  
 Applicant Rev Stephen Mizzi  
 Location Address Elim Christian Centre Chapel Street Evesham WR11 4QJ  
 Proposal Demolition of existing single storey church building and erection of 8 no. single bedroom flats  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02053/FUL>

- 2.11 Application Number W/22/01755/FUL - Evesham North Ward  
 Applicant Motor Fuel Group  
 Location Address Land at (OS 0351 4468) Worcester Road Evesham  
 Proposal Creation of charging zone, erection of EV chargers, erection of canopy, sub-station enclosure, two jet wash bays, and associated forecourt works.  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01755/FUL>
- 2.12 Application Number W/22/01615/HP - Evesham North Ward  
 Applicant Mr K Perry, c/o agent  
 Location Address 7 Croft Road Evesham WR11 4NE  
 Proposal Proposed rear extension; creation of additional bedroom/cinema area in roof space; proposed dropped kerb.  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01615/HP>
- 2.13 Application Number W/22/02229/NMA - Bengeworth Ward,  
 Applicant Taylor Wimpey Midlands  
 Location Address Land Off Boat Lane Evesham  
 Proposal Non-material Amendment to application 18/00549/OUT for Outline Planning Application for up to 200 dwellings, open space and landscaping including children's play, new vehicular and pedestrian access, community orchard, parking, expansion of leisure centre car park, engineering (including ground modelling) works, site reclamation (including demolition) and infrastructure (including cycle and pedestrian connections) - amendments to access layout  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02229/NMA>
- 2.14 Application Number W/22/01949/HP - Bengeworth Ward  
 Applicant Mr Lee Richardson  
 Location Address 107 Badsey Lane Evesham WR11 3EY  
 Proposal Single Storey Rear extension  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01949/HP>
- 2.15 Application Number W/22/01894/FUL - Bengeworth Ward  
 Applicant Kimben Construction LLP  
 Location Address 36 Sunset Way Evesham WR11 3JX  
 Proposal Demolition of Southbank, 36 Sunset Way and the erection of two dwellings and associated infrastructure including garden office for Plot 2  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01894/FUL>
- 2.16 Application Number W/22/01871/HP - Evesham North Ward (multi ward)  
 Applicant Mr A Clayton  
 Location Address Friars Oak Abbotswood Evesham Worcestershire WR11  
 4NS Proposal Erection of two storey rear extension and porch  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01871/HP>



- 2.17 Application Number W/22/02131/HP - Evesham North Ward  
Applicant Mr and Mrs Jefferson-Loveday  
Location Address Woodlands Greenhill Park Road Evesham WR11 4NL  
Proposal Erection of a forward porch extension, increase existing flat roof height replacement windows and doors and associated landscaping works.  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02131/HP>
- 2.18 Application Number W/22/01619/ADV - Little Hampton Ward  
Applicant Mr Mark Whittaker, Warwickshire College Group  
Location Address South Worcestershire College Davies Road Evesham  
Worcestershire WR11 1LP  
Proposal New external signage at pedestrian entrance to Evesham College on Cheltenham Road, to denote that this is the entrance. Item 1 - Floor-standing entrance sign & Item 2 - Fascia sign  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/01619/ADV>
- 2.19 Application Number W/22/02042/HP - Bengeworth Ward  
Applicant Mrs R Stevens  
Location Address 12 Mount Road Evesham WR11 3HE  
Proposal Proposed rear and side extension  
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02042/HP>

#### **4.0 FINANCIAL IMPLICATIONS**

4.1 None for the Town Council.

#### **5.0 LEGAL IMPLICATIONS**

5.1 None for the Town Council.

## 5. PLANNING DECISIONS

Planning No:	Applicant:	Address:	Brief Description	ETC:	WDC:
22/01259/FUL	Rotec Engineering Ltd	Rotec Engineering Enterprise Way Vale Park Evesham WR11 1GS	Extension of existing Academy building, to provide a new stores and dispatch Area.	Approved	Approved
W/22/01722/TPOA	Mr Aaron Manning	15 Maple Close Evesham WR11 1YF	Undertake tree works as detailed on application form and in accompanying information.		Refusal
W/22/00666/FUL	Mr J Pomeroy	Coal Yard Worcester Road Evesham Worcestershire WR11 4XF	Proposed crate shed	Approved	Approved
W/22/01747/HP	Mr & Mrs Sportaro	60 Briar Close Evesham WR11 4JJ	Erection of single-storey front extension	Approved	Approved
W/22/01568/LB	Boots UK Ltd	19-21 Bridge Street, Evesham, WR11 4SQ	Replace existing signage with proposed new signage	Approved	Approved

**EVESHAM TOWN COUNCIL**

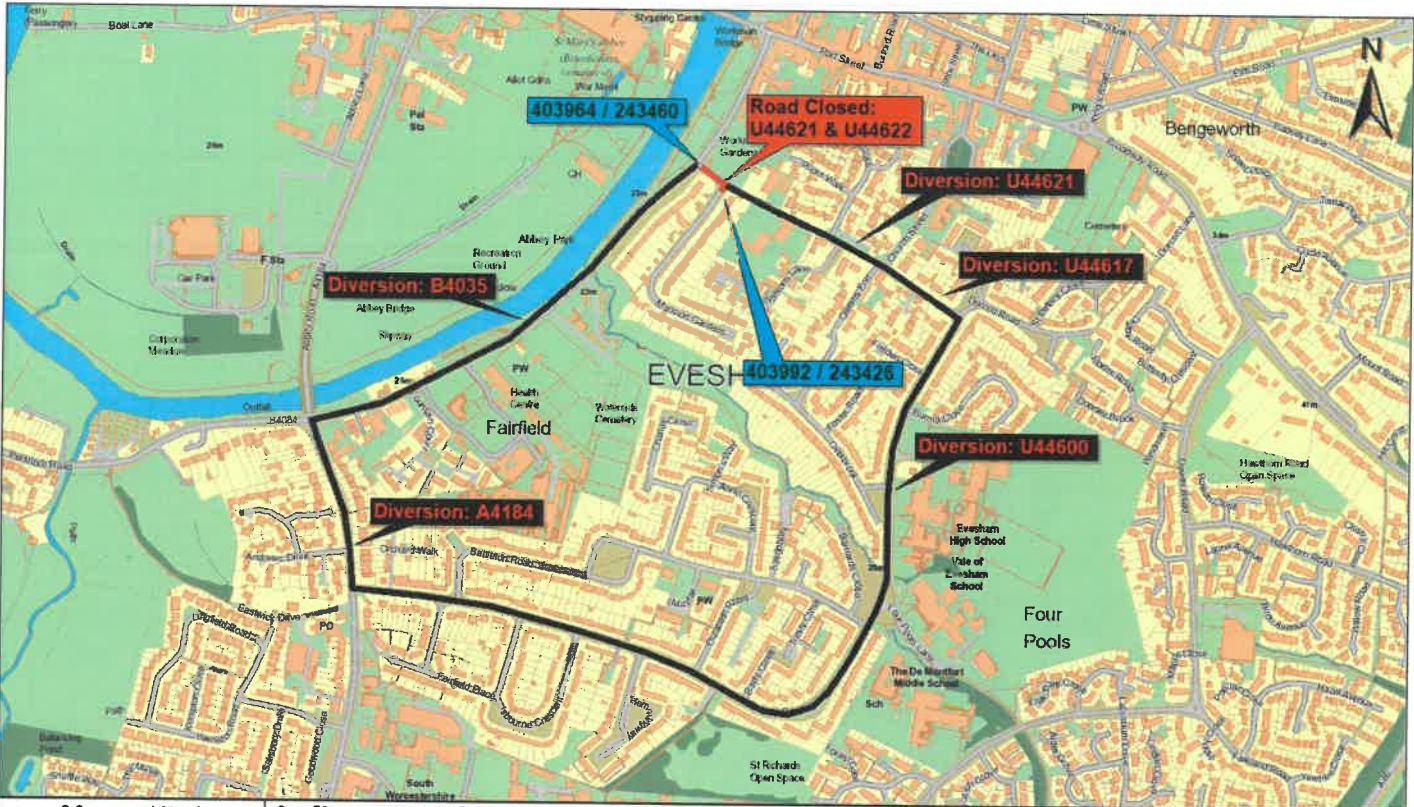
**COMMITTEE: PLANNING AND ESTATES**

**DATE: 31 OCTOBER 2022**

**SUBJECT: ROAD CLOSURE – COOPERS LANE/FAIRWATER CLOSE**

**REPORT BY: COMMITTEE CLERK**

- 1.1 To advise Members of the Public Notice issued by Worcestershire County Council for Briar Close Road Closure Commencing 28<sup>th</sup> November 2022 for 3 Days
  - 1.2 **Proposed Order:** to close that part of U44621 Coopers Lane from its junction with U44689 Fairwater Close to its junction with B4035 Waterside.  
Reason: Footway reconstruction by WCC.
  - 1.3 **Exemptions:** to permit access to any land or premises fronting the highway affected where there is no other form of access; and to allow the works to be undertaken.
  - 1.4 **Alternative route:** U44621 Cooper Lane, U44617 Durcott Road, U44600 Four Pools Road, U44600 Fairfield Road, A4184 Cheltenham Road, B4035 Waterside and vice versa.
- 2.0 **RECOMMENDATIONS**
- That Members Note the Report.



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 Ordnance Survey 100024230.

Indicative Scale: 1:7,500

Date Printed: 16/6/2022

0 50 250 500 metres

**Coopers Lane**  
 Diversion plan



**worcestershire**  
 county council

Worcestershire County Council  
 County Hall  
 Spetchley Road  
 Worcester  
 WR5 2NP



- Legend**  
LWT
- Stage 1
  - Stage 2
  - Stage 3
  - Stage 4
  - Stage 5



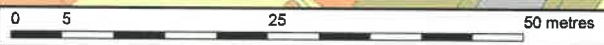
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Coopers Lane, Evesham (Evesham South division)



Worcestershire County Council  
County Hall  
Spetchley Road  
Worcester  
WR5 2NP

Indicative Scale: 1:500

Date Printed: 16/5/2022

**EVESHAM TOWN COUNCIL**

**COMMITTEE: PLANNING AND ESTATES**

**DATE: 31 OCTOBER 2022**

**SUBJECT: LINK FOOTPATH CLOSURE – NEW STREET**

**REPORT BY: COMMITTEE CLERK**

- 1.1 To advise Members of the Public Notice issued by Worcestershire County Council  
4 days Commencing: 31 October 2022
- 1.2 **Proposed:** To close that part of Link Footpath F40528 New Street in its entirety from its junction with B4035 Port Street to its junction with U44525 The Leys.
- 1.3 **Reason:** New customer connection by Wales and West Utilities Ltd.
- 1.4 **Exemptions:** to permit access to any land or premises fronting the highway affected where there is no other form of access; and to allow the works to be undertaken.
- 1.5 **Alternative route:** U44525 The Leys, U44526 Shor Street, B4035 Port Street and vice versa.
- 2.0 **RECOMMENDATIONS**  
That Members Note the Report.

Work Instruction Number 109: "Workforce in Road" sign (Relaxation Works)  
 All American "Traffic Message Sign" signs are to be used on any main road or  
 approaching road works 40mph and above" (unless the  
 assessment deems it necessary on lower speeds of 40mph) must display the  
 "Workforce in road Slow" sign, this being the 1st Sign out and last sign in.



**Notes**

THIS DRAWING MAY BE USED ONLY FOR THE PURPOSE INTENDED AND ONLY WRITTEN DIMENSIONS SHALL BE USED

- All dimensions in metres.
- Sign locations indicative only. Final positions to be determined on site.
- Refer to Chapter 6 TSM for key to detail.
- All works Accesses & Exits to be Agreed on Site.
- Refer to Safety at StreetWorks and Road Works for Key to detail.
- All TM will be installed in accordance with Chapter 6 of the Traffic signs Manual
- Workforce in Road SLOW to be risk assessed in advance of the initial man at work sign with IAN 153/12
- Tapers will be installed in conjunction with IAN 153/12
- Advance Signage shall be installed in conjunction with IAN 153/16



Customer Name  
**Wales & West Utilities**

Project Name  
**31 The Leys, Evesham  
 WR11 3AP**

Drawing Title  
**Footpath Closure**

Requested:	D. Talbot	28.07.22
Drawn:	A. McCallum	26.07.22
Approved:	D. Talbot	26.07.22
Revision:	Approved By:	Date:

Details:		
Revision:	Approved By:	Date:

Details:		
Revision:	Approved By:	Date:

Details:		
Original Drawing Size:	A3	Dimensions: DMS
Scale:	To Scale	

Drawing No.  
**AM/26.07.22.E86022**

