

Minutes of the **PLANNING AND ESTATES COMMITTEE** held on **MONDAY 19 DECEMBER 2022** at Evesham Town Hall, Council Chamber at 6.30pm.

Chairman: Cllr A. Booth

Vice Chairman:

Councillors: Cllr M. Godge, Cllr R. Hale, Cllr W Kimberley, Cllr C Smith

Officers: Carol Chamber - Committee Clerk

98. Apologies for Absence

Apologies for absence were submitted by Cllr Jenny Johnson, Cllr Wendy Dyke, Cllr Peter Knight, Cllr Mike Arens

99. Declarations of pecuniary or other interest

None

100. Minutes of the Previous Meeting

Minutes of the Previous Meeting held on 21 November 2022 had been circulated with the agenda. It was moved, seconded and **RESOLVED** that the minutes be adopted as a true record.

101. Planning Applications

- a. Application Number W/22/02111/CU - Bengeworth Ward
Applicant Mr Rzgar Salam
Location Address 66 Port Street Evesham WR11 1AP
Proposal Change of use from Class E (formerly A3) to Sui Generis Use, hot food takeaway (formerly A5) together with installation of flue
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02111/CU>

It was moved, seconded and **RESOLVED** to support this application subject to the condition that vehicles should park at the rear of the property only

- b. Application Number W/22/02219/FUL - Bengeworth Ward
Applicant Mr James Munro
Location Address P Ross Workshop And Premises Kings Road Evesham WR11 3BS
Proposal Erection of 4 bedroom detached house and garage and associated works - self build. Demolition of redundant agricultural workshop and change of use/refurbishment of remaining agricultural workshop to provide ancillary residential building (storage and home office). Change of use from agricultural to residential land.
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02219/FUL>

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

- c. Application Number W/22/02454/LB - Bengeworth Ward
Applicant Mr Rzgar Salam
Location Address 66 Port Street Evesham WR11 1AP
Proposal Change of use from Class E (formerly A3) to Sui Generis Use, hot food takeaway (formerly A5) together with installation of flue
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02454/LB>

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

- d. Application Number W/22/02291/HP - Little Hampton Ward
Applicant Mr M Tout
Location Address 3 Hemmingway Evesham WR11 1HH
Proposal first floor side extension
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02291/HP>

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

- e. Application Number W/22/02325/RM - Little Hampton Ward
Applicant Persimmon Homes Ltd (South Midlands)
Location Address Land Off Cheltenham Road And Including 118 Cheltenham Road Evesham
Proposal Variation of condition 3 following a Reserved Matters application 12/01286/RM - Reserved matters application following outline planning permission ref W/10/01760/OU for details of the appearance, layout and scale of the development and details of landscaping for a development to provide 151 no. dwellings.
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02325/RM>

12/01286/RM - <https://plan.wychavon.gov.uk/Planning/Display/W/12/01286/RM>

W/10/01760/OU <https://plan.wychavon.gov.uk/Planning/Display/W/10/01760/OU>

It was moved, seconded and **RESOLVED** that this application be approved subject to the existing rights of way being maintained

- f. Application Number W/22/02311/HP - Evesham North Ward
Applicant Mrs L Booth
Location Address 15 Lanesfield Park Evesham Worcestershire WR11 4NU
Proposal Proposed rear extension
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02311/HP>

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

- g. Application Number W/22/02254/HP - Evesham South Ward
Applicant Mr Daniel Naidin
Location Address 5 Lindsey Avenue Evesham WR11 1EJ
Proposal Second-storey side extension over existing garage.
Ward
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02254/HP>

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

- h. Application Number W/22/02343/FUL - Evesham South Ward
Applicant Mrs Jessica Hathaway, The Four Stones MAT
Location Address The De Montfort School Four Pools Road Evesham WR11 1DQ
Proposal Upgrade of perimeter boundary fencing with new 656 weldmesh powder coated metal fence panels - 2.4m and 3m high in both grey or green. New automated cantilever sliding vehicular gate to main entrance; plus two automated swing gates to secondary entrances, both off Four Pools Road; plus associated access controls. New pedestrian gates off Four Pools Road; one main pedestrian gate with access control and closer to Four Pools Road. New manual double gates off Burma Close to replace existing. (Retrospective)
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02343/FUL>

It was moved, seconded and **RESOLVED** that this application be approved subject to the old/existing fences being removed

- i. Application Number W/22/02316/HP - Little Hampton Ward
Applicant Mr R Topping
Location Address 93 Cheltenham Road Evesham Worcestershire WR11 2LE
Proposal First floor rear extension, demolition and replacement of garage.
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02316/HP>

It was moved, seconded and **RESOLVED** that this application be approved subject to Highways approval

- j. Application Number W/22/02344/HP - Little Hampton Ward
Applicant Laura Reynolds
Location Address 34 Battleton Road Evesham WR11 1HW
Proposal Demolition of garage, conservatory, and side extension; and the construction of new single-storey rear and side extensions.
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02344/HP>

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

- k. Application Number W/22/02442/FUL – Little Hampton Ward
Applicant Mr Alex Henney, Pigeon Enterprises Ltd
Location Address Unit 2 Asparagus Point Asparagus Way Vale Park Evesham WR11 1GN
Proposal An extension to the existing industrial unit
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02442/FUL>

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

- l. Application Number W/22/00817/FUL - Bengeworth Ward
Applicant Ms A Isgin, GoldenSword Design consultancy and Site Servies
Location Address 52-56 High Street Evesham WR11 4HG
Proposal Conversion of building to 14 flats, yoga rooms and storage; retention of existing commercial units to ground floor.
<https://plan.wychavon.gov.uk/Planning/Display/W/22/00817/FUL>

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

- m. Application Number W/22/02184/FUL - Evesham North Ward
Applicant Johnsons Property Consultants
Location Address Ground Floor Right 91 High Street Evesham WR11 4DR
Proposal Replacement of existing ground floor shop frontage with a new timber frontage (including windows and display cabinets).
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02184/FUL>

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

- n. Application Number W/22/02464/FUL - Evesham North Ward
Applicant EGM Homes Ltd
Location Address 3 Croft Road Evesham WR11 4NE
Proposal Variation of conditions 2 and 15 of planning approval 21/01014/FUL - Proposed new dwelling (Variation of Condition 2 W/22/00409/FUL)
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02464/FUL>
21/01014/FUL <https://plan.wychavon.gov.uk/Planning/Display/21/01014/FUL>
W/22/00409/FUL <https://plan.wychavon.gov.uk/Planning/Display/W/22/00409/FUL>

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

- o. Application Number W/22/02390/HP - Evesham South Ward
Applicant Tracy Wiacek
Location Address 11 Falkland Road Evesham WR11 1XS
Proposal Extension under existing ground floor cantilevered bay window
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02390/HP>

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

- p. Application Number W/22/02414/FUL - Evesham South Ward
Applicant Miss Sarah Dale, AllPoints Fibre
Location Address Public Open Space Adjacent Davies Road Evesham
Proposal Installation of telecommunications shelter and security fencing
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02414/FUL>

It was moved, seconded and **RESOLVED** to recommend this application be refused as proposal would be obstructing public open space and pedestrian routes and foot paths.

- q. Application Number W/22/02421/FUL - Little Hampton Ward
Applicant AllPoints Fibre
Location Address Land At (Os 0327 4179) Cheltenham Road Evesham
Proposal Telecommunications shelter and a galvanised steel, palisade or anti climb fence is installed to further secure the shelter.
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02421/FUL>

It was moved, seconded and **RESOLVED** to recommend this application be refused as proposal should be re sited so not in the middle of the field and the joint boxes put into the nearby layby not on the public pathway.

- r. Application Number W/22/02510/HP - Little Hampton Ward
 Applicant Mr H Elaaoudi, Elaaoudi Property Care
 Location Address 59 Fairfield Road Evesham WR11 1HQ
 Proposal First floor side extension and single storey rear extension
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02510/HP>

It was moved, seconded and **RESOLVED** to recommend this application be refused as the proposal would be overdevelopment for the location and size of the existing building.

- s. Application Number W/22/02199/FUL - Evesham South Ward
 Applicant Heart Of England Mencap
 Location Address Brook House 56 Ash Grove Evesham WR11 1XN
 Proposal Demolition of existing Conservatory and replacement with new single storey rear extension
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02199/FUL>

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

- t. Application Number W/22/02528/HP - Little Hampton Ward
 Applicant Maria Bitalova
 Location Address 52 Isbourne Crescent Evesham WR11 1HG
 Proposal Erection of proposed outbuilding shed (retrospective)
<https://plan.wychavon.gov.uk/Planning/Display/W/22/02528/HP>

It was moved, seconded and **RESOLVED** to recommend this application be approved subject to the application not adversely effecting neighbouring properties

102. Planning Decisions

Planning No:	Applicant:	Address:	Brief Description	ETC:	WDC:
W/22/02063/CLPU	Mr & Mrs D Powers	1 Cypress Close Evesham WR11 1YX	Application for a Certificate of Lawful Development for proposed single storey rear extension	Approved	Certified
W/22/02046/HP	Miss V Richardson	14 Charlton Close Evesham WR11 2QE	Single storey extension to front. Replace conservatory with single storey extension to rear	Approved	Approved
W/22/01619/ADV	Mr Mark Whittaker, Warwickshire College Group	South Worcestershire College Davies Road Evesham Worcestershire WR11 1LP	Proposal New external signage at pedestrian entrance to Evesham College on Cheltenham	Approved	Approved

			Road, to denote that this is the entrance. Item 1 - Floor-standing entrance sign & Item 2 - Fascia sign		
W/22/01614/HP	Mr D Thornton	Address 67 Lichfield Avenue Evesham WR11 3EB	Proposed extension and associate works to existing garage	None	Approved
W/22/01724/LB	Mr Anthony Reilly, The Royal Bank of Scotland plc	Natwest 2 Bridge Street Evesham WR11 4RR	Ductworks related to Radon Gas extraction at Basement and Ground floor level only	None	Approved
W/22/01557/FUL	T+S Properties LTD	Marina Kings Road Evesham	Full planning application for the erection of 9 residential units with access and parking provision	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.	Approved
W/22/01620/HP	Mr & Mrs A Robbins	33 Elmside Evesham Worcesters hire WR11 3DZ	Erection of first floor side extension and alterations to garage to include first floor home office	Approved	Approved

103. Public Notice – Temporary Road Closure – Henry Street, Evesham

The Town Clerk had circulated a report which advised Members that Worcestershire County Council had issued a Public Notice which advised of the temporary Road Closure of Henry Street, Evesham. Maps of the area that would be closed and the diversion route were also attached. The Proposed Order stated that part of U44410 Henry Street from its junction with U44406 Bewdley Street to its junction with U44413 Avon Street would be closed due to Footway reconstruction. The report detailed an Alternative route: U44413 Avon Street, U44411 Albert Road, U44406 Bewdley Lane and vice versa, for a Maximum duration of 18 Months. Duration would be 6 days with commencement from 19 January 2023.

The report was noted

There being no further business the meeting closed at 7.50pm.

Cllr Alan Booth
Chairman