



EVESHAM TOWN COUNCIL



PLANNING AND ESTATES COMMITTEE

Notice is hereby given of the **PLANNING AND ESTATES COMMITTEE** will be held on **MONDAY 18 DECEMBER 2023** in the Council Chamber at **6.30pm** to which you are hereby summoned for the transaction of the business specified below

AGENDA

- 1. Apologies for Absence**
- 2. Declarations of pecuniary or other interest including requests for dispensation (if any)**
- 3. 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
- 4. Minutes of the Previous Meeting held on 27 November 2023**
- 5. Planning Decisions**
Report attached.
- 6. Application for Street Trading Licence – A46**
Report attached
- 7. Temporary Road Closure – Castle Street**
Map attached.
- 8. Ingham Pinnock Proposal**
Report attached.

Mrs Jo Adams, Town Clerk

www.eveshamtowncouncil.gov.uk

Evesham Town Council
Unit 6 (Ground Floor)
Abbey Lane Court
Abbey Road
Evesham WR11 4BY

Committee Membership:

Ex-officio Cllr Alan Booth (Mayor) (Bengeworth ward),
Ex-officio Cllr Sarah Schaathun (Deputy Mayor) (Little Hampton ward)

Cllrs Bill Kimberley (Great Hampton), Celia Kimberley (Great Hampton), Terri Gailey (Fairfield), Marion Griffiths (Twyford), Chrissy Smith (South), Tim Haines (Avon), Patrick Boyd (Twyford) Ann Lyon (Abbey) and Peter Scurfield (Great Hampton)

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.



EVESHAM TOWN COUNCIL



Agenda Item No.3

PLANNING AND ESTATES 18 December 2023

To advise Members of the planning applications received from Wychavon District Council for consultation.

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.

Members' recommendations are requested.

1. 23/02252/HP – Delegated - Bengeworth
Mr Peter Heath
9 Lansdowne Court
Port Street
Replacement of two wooden French doors and two wooden casement windows to rear of property with new softwood single door and wooden glazed side panel and softwood casement windows. Cottage bars will be retained.
<https://plan.wychavon.gov.uk/Planning/Display/W/23/02252/HP?cuuid=1FD3D5B4-4248-4EBE-8231-AD91979A872B>
2. 23/02081/HP – Delegated – Bengeworth
H Elaaoudi
2 Philipscote
First floor rear extension.
<https://plan.wychavon.gov.uk/Planning/Display/W/23/02081/HP?cuuid=C3E68DCF-D50B-4260-A1DA-DA6C1AB69561>
3. 23/02318/HP – Delegated – Great Hampton
Mrs Pamela Green
2 Merrybrook
Single Storey Rear Extension
<https://plan.wychavon.gov.uk/Planning/Display/W/23/02318/HP?cuuid=DB299099-253B-47A5-B6A4-5BC7D76ABDFE>
4. 23/02316/FUL – Delegated – Great Hampton
Willow Cottage
2 Brookside
Substitution of house type to include new dormer (replaced like for like)

<https://plan.wychavon.gov.uk/Planning/Display/W/23/02316/FUL?cuuid=EBE7BD8F-0E75-4E63-AB46-94FFF6FC2CE0>

5. 23/02386/FUL – Delegated – Bengeworth

Mr Rebin Hussein

36-37 The Leys

Proposed change of use from commercial to residential (Retrospective)

<https://plan.wychavon.gov.uk/Planning/Display/W/23/02386/FUL?cuuid=42773FD4-C584-427E-9FAF-8220448A9E7F>

6. 23/02474/FUL – Delegated – Twyford

Mr Lad

Peregrine House

38 Greenhill

Conversion of former warehouse into residential accommodation and its integration with property (No.38b Greenhill Street) to form a revised dwelling together with associated works.

<https://plan.wychavon.gov.uk/Planning/Display/W/23/02474/FUL?cuuid=21CCA8FA-6DA5-4D4A-8CA4-57C9B907CE4E>



EVESHAM TOWN COUNCIL



Agenda Item No. 5

PLANNING & ESTATES MEETING 18 December 2023

Planning Decisions:

Planning No:	Applicant:	Address:	Brief Description	ETC:	WDC:
22/02111	Rzgar Salam	66 Port St	Change of use from Class E (formerly A3) to Sui Generis Use, hot food takeaway (formerly A5) together with installation of flue	Approve	Refuse
23/01711	Mr I Elmagdoub	Aim Logistic Crab Apple Way	Proposed concreting of yard and new path	Approve	Approve



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Agenda Item No. 6

PLANNING & ESTATES MEETING 18 December 2023

Application for Street Trading Licence – A46

Wychavon District Council have written to Evesham Town Council regarding a street trading permit they have received. The proposal is for a 12ft long twin axle catering unit serving hot breakfasts, teas and coffee and cold drinks trading from 6.00am to 2pm Monday to Friday.

The location of the proposal is in a layby on A46 between Broadway Road roundabout and Badsey Road roundabout. See photographs attached.

The Committee is asked if it wishes to support the proposal.



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Agenda Item No. 8

PLANNING & ESTATES MEETING 18 December 2023

Ingham Pinnock Proposal

Following consultation with Historic England (HE) regarding the MEND R3 application, it is apparent some areas of the application need more detail and more accurate costings. Following a meeting with HE it was recommended that the Almonry Manager had a conversation with Ingham Pinnock Associates, an economic development and regeneration consultancy who specialise in working with historic market towns, heritage buildings, local government and trusts.

Ingham Pinnock are currently working with another MEND applicant in the East of England who are very similar to the Almonry in terms of project scope and aims. They are assisting that museum with an options appraisal for operational activity during the period of the works being carried out.

While the Almonry is closed to undertake the extensive repairs and restoration work, we want to continue to operate a TIC and gift shop and ideally a pop-up museum space from where we can be the focus for the project development and for the development of Phase 2.

Ideally we would also like to retain the collection on-site rather than send it away to storage. Previously there have only been quotes for storage of the collection for the duration of the project with no costings for potential in town sites.

Commissioning Ingham Pinnock will give us a clear overview of the options available to the Town Council.

The issue of what we are doing while the building is undergoing repairs has been raised by Cllrs in past meetings. Carrying out this study will give us clear options alongside costs that can be considered.

Should the committee be minded to recommend that the quotation is accepted, it is suggested that it be considered as specialist works under Financial Regulation 11.1(a)(ii), under recommendation from Historic England.

Should the committee be minded to recommend that the quotation is accepted, it is suggested that the report is funded from the Loan Repayment budget.

The Committee is asked if it wishes to:

- i) Agree the proposal from Ingham Pinnock**
- ii) Accept the quotation (attached)**
- iii) Fund the proposal from the Loan Repayment Budget**