

You are invited to attend a meeting of Tidenham Parish Council's Planning, Development Control & Highways Committee that has been arranged for **Wednesday 24th July 2019 at 19.00hrs** in the War Memorial Hall, Coleford Road, Tutshill, for the transaction of business according to the enclosed agenda.

Yours faithfully,

CA Hinton

Mrs Carol Hinton.

Clerk to the Parish Council.

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Note: Members of the public are welcome to attend meetings of the Council and Committees, unless specifically excluded due to the confidential nature of the business. Members of the public can ask questions or make representation during item 6 but the council cannot make a decision on any matter which is not specified on the agenda.

AGENDA

1. ATTENDANCE

- a. **To receive** apologies for absence from those councillors unable to attend.
- b. **To consider** for acceptance those apologies received with reasons for absence.

2. DECLARATIONS OF INTEREST

- a. **To receive Declarations of Interest** in respect of matters contained in this agenda, in accordance with the provisions of the Local Government Act 1972 in respect of officers and in accordance with the provisions of the Localism Act 2011 in respect of members.
Interests may be declared at any time during the meeting should they become apparent.

3. MINUTES OF PREVIOUS MEETING

- a. **To consider for approval** as a correct record the minutes of the meeting held on 26th June 2019.
- b. **To consider** any matters arising from those minutes.

4. PUBLIC CONSULTATION **

To receive and consider any questions from the Public which may be answered but not debated.

5. TO CONSIDER CORRESPONDENCE RECEIVED RE: PLANNING ISSUES

To note information received from FoDDC Planning regarding definition of 'MAJOR' (groundwater vulnerability).

6. TO CONSIDER OTHER PLANNING ISSUES

- a. **To consider** nomination of Councillors to attend the GAPTC course 'Planning applications from the perspective of town and parish councils' on either 17th September 2019 at Bourton on the Water or 20th November 2019 at Highnam.
- b. **To consider** comment on the Forest of Dean District Council Draft Affordable Housing Supplementary Planning Document. (Electronic document available).
- c. **To consider** comment on the main amendments to the Gloucestershire Minerals Local Plan. (Electronic document available).

7. TO CONSIDER PLANNING APPLICATIONS RECEIVED ***

- a. **P0894/19/FUL** - Rose Cottage Beachley Chepstow NP16 7HG.
Erection of a single storey extension to existing annexe accommodation all to be used ancillary to the main dwelling. (retrospective).

b. **P0988/19/FUL** - 10 Arlington Court Sedbury Chepstow NP16 7EZ.
Erection of a single storey front/side extension with associated works.

c. **P1007/19/FUL** - 4 Coleford Road Tutshill Chepstow NP16 7BN.
Erection of a first floor extension over existing rear and a single storey rear extension to provide additional downstairs living.

d. **P0896/19/FUL** - Highbury Miss Graces Lane Tidenham Chase Chepstow NP16 7JR.
Construction of an equestrian manege.

e. **P1000/19/FUL** - Chancefield (formerly The Old Nursery) Boughspring Lane Tidenham Chase Chepstow NP16 7JL.
Erection of a replacement dwelling and triple garage with associated works. Demolition of existing dwelling and garage. (Revised scheme).

f. **P0081/19/DISCON** - Plot 1 At Whirls End Beachley Road Sedbury NP16 7EY.
Discharge of conditions 08 (remediation works), 11 (external lighting scheme), 12 (landscape and ecological management plan) and 15 (surface water drainage) relating to planning permission P0454/17/FUL.

g. **P0775/19/FUL** - Beachley House Beachley Chepstow NP16 7HG.
Erection of 2 No. dwellings and 2 No. garages with associated access, landscaping, parking and works.

8. TO NOTE PLANNING DECISIONS TAKEN BY FODDC & GCC

a. **P0752/19/LD1** - The Wardens Lodge Tintern Quarry Tidenham Chase Chepstow NP16 7JW
Application under Section 191 to establish whether the use of the ground floor of the Warden's Lodge as a workshop/storage facility and use of the first floor as a dwelling is lawful.

Lawful Development Certificate Issued.

b. **P0687/19/LBC** - The Lodge Sedbury Chepstow NP16 7EY.
Listed building consent for the installation of a free standing cast iron log burner and stainless steel flue.(Retrospective).

Consent.

c. **P0447/19/PJ14PA** - Allan Fuller Ltd Edmond Road Sedbury Chepstow NP16 7YE.
Prior approval for 66kW solar PV installation on existing building on south west and north east facing roof lines.

Prior Approval Approved.

d. **P0682/19/LD1** - 1 Ivy Cottage Sedbury Lane Sedbury Chepstow NP16 7HW.
Application under section 191 to establish whether use of land as residential curtilage is lawful.

Lawful Development Certificate Issued.

e. **P0423/19/FUL** - Dannel Hill Tidenham Chase Chepstow NP16 7JN.
Erection of a tree house with associated works.

Granted Permission.

9. TO REPORT ON PLANNING DECISIONS TAKEN UNDER DELEGATED POWERS (s101)

None.

10. TO REPORT ON PLANNING ENFORCEMENTS AND APPEALS

None pending.

11. TO CONSIDER HIGHWAY ISSUES

- a. **To consider** Winter Updates email from Glos CC Highways and ordering of Bagged Salt. (Current stock - 12).
- b. **To note** -Excess litter on A48 in Parish – reported to FoDDC.
- c. **To note** the following reported to Glos CC Highways:
 - Caravan parked on road in Wyebank Way causing obstruction.
 - Offa's Dyke footpath - overgrown Stourgrove Lane to Netherhope Lane.
 - Roadmarker next to Woodcroft bus shelter broken at ground level.
- d. **To note** A466 road closure update from Monmouthshire County Council.

12. TO REPORT ON HIGHWAY ISSUES

- a. **To note** Zebra crossings in Sedbury Village – from Glos CC Highways: Thank you for raising this enquiry. These beacons are in line with the manufacturers specifications and under TSRGD guidelines – which would appear to be black in this instance. Google maps 2017 shows these as black, which would indicate that they are simply dirty. I will raise a job for our contractor to attend and inspect and clean as necessary.
- b. **To note** No flag on bus stop opposite Wyedean School, Beachley Rd – from Glos CC Highways: Enquiry passed to Integrated Transport.
- c. **To note** 2 overgrown patches of grass that have not been cut and are obscuring views of traffic – 1) on the corner of Grahamstown Rd and Beachley Rd and 2) at the top of Tylers Way - From Glos CC Highways: Scheduled for cutting 27 June.
- d. **To note** broken poles on centre island leaving the Sedbury/Beachley Rd roundabout - from Glos CC Highways: Passed to Local Highways representative.
- e. **To note** Woodcroft and Tutshill signs - incorrect new sign for Woodcroft has been replaced – reported to Glos CC Highways.
- f. **To note** Castleford Hill - re-occurrence of large depression – from Glos CC Highways: re-assigned to local safety inspection team.

13. REVISED FORMAT FOR COMMITTEE MEETINGS

To consider nominated councillor each month to be responsible for receiving and reviewing paper planning documents prior to the meeting and for these documents to be available for Committee members to view 15 minutes before each meeting. Each Committee member to undertake to review documents through FoDDC Planning portal prior to the meeting.

14. TO RECEIVE COUNCILLORS' LOCAL REPORTS AND MATTERS FOR THE NEXT AGENDA

15. TO CONFIRM THE DATE OF THE NEXT MEETING

Next meeting 28th August 2019.

**** Allows a period not exceeding fifteen minutes for members of the public to make statements and ask questions of the Committee.**

This item does not preclude Suspension of Standing Orders by the Committee to allow participation on Items on the Agenda.

- i) **Each person will be required to state his or her name and address.**
- ii) **Each person will be allowed no more than three minutes plus a brief follow-up to any answers given by the Committee.**
- iii) **Questions may be answered but not debated by the Committee.**
- iv) **Any issues that the Committee considers require consideration should be referred to the next meeting of the Committee or deferred to the next Full Council Meeting.**

*****Planning Applications - A member of the public can address the Committee after registering with the Clerk before the commencement of the meeting. The total time allowed for all representations for each application is six minutes. Council recommends the selection of a spokesperson where more than one person wishes to present a particular view. Speakers will not be permitted to enter into debate with members, officers or each other nor cross examine the applicant, objectors or supporters or any other party or any Councillor.**