

KIDDERMINSTER TOWN COUNCIL
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21st September 2022

The meeting of **PLANNING COMMITTEE** will be held in the **COUNCIL CHAMBER, KIDDERMINSTER TOWN HALL** on **TUESDAY 27TH SEPTEMBER 2022** at **6:00PM** when Members are summoned to attend.

Yours Sincerely

A handwritten signature in blue ink, appearing to read 'Lee Jakeman'.

Lee Jakeman
Chief Executive

Membership: Councillors E. Stokes (Chairman); G. Connolly (Vice-Chaiman); D. Chambers, D. Hine, S. Miah and T. Muir

PLANNING COMMITTEE AGENDA – TUESDAY 27TH SEPTEMBER 2022

1. Apologies for absence

2. Declarations of interest

To receive declarations under consideration on this agenda in accordance with the Localism Act 2011 s32 and The Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012.

Members are reminded that should you declare a pecuniary interest at a meeting, it is your responsibility to inform the Monitoring officer.

3. Public Question Time

In accordance with Standing Order 3(c), to allow members of the public to make representations, ask questions, and give evidence at a meeting which they are entitled to attend in respect of the business on the agenda.

Members of the public will be called in order of receipt of notice of their intention to speak. Please email townclerk@kidderminstertowncouncil.gov.uk or telephone 01562 732680 to give your name and an indication of the topic you intend to raise.

4. Minutes

4.1. To approve the minutes of the Planning Committee held on Tuesday 27th September 2022.

5. Consideration of responses to planning applications

To consider the following schedule of Planning applications and resolve to make comment to the Local Planning Authority.

- 6.1 Application type: Householder application
Planning Reference: **22/0599/HOU**
Proposal: Two storey side extension
Location: 1 St Ambrose Place, Kidderminster, DY10 1PR
- 6.2 Application type: Works to a tree with a TPO
Planning Reference: **22/0586/TPO**
Proposal: Scots Pine (T1) - Reduce by 4 metres sympathetically prune to reduce weight of tree.
Location: 1 Belvedere Close, Kidderminster, DY10 3AT
- 6.3 Application type: Full Application
Planning Reference: **22/0607/FUL**
Proposal: Proposed erection of 1 no. new dormer bungalow dwelling with detached double garage to the rear land of 20 Roden Avenue (resubmission of withdrawn application)
Location: 20 Roden Avenue, Kidderminster, DY10 2RF

- 6.4 Application type: Full Application
Planning Reference: **22/0609/FUL**
Proposal: Erection of 1 no. 5 bed detached house with double garage and associated works.
Location: 20 Sutton Park Road, Kidderminster, DY11 6LD
- 6.5 Application type: Householder application
Planning Reference: **22/0616/HOU**
Proposal: Dropped kerb and pavement to gain vehicle access to front of property. onto a tarmac driveway.
Location: 399 Stourport Road, Kidderminster, DY11 7BG
- 6.7 Application type: Householder application
Planning Reference: **22/0523/HOU**
Proposal: Erection of a Porch
Location: Chaddesley House, 9 Carters Gardens, Kidderminster
- 6.8 Application type: Householder application
Planning Reference: **22/0630/HOU**
Proposal: Two storey side extension
Location: 197 Sion Avenue, Kidderminster, DY10 2YJ
- 6.9 Application type: Householder application
Planning Reference: **22/0628/HOU**
Proposal: Two storey side extension
Location: 9 Dunhampton Drive, Kidderminster, DY10 2XL
- 6.10 Application type: Works to a tree in a Conservation Area
Planning Reference: **22/0638/TCA**
Proposal: Sycamore - Cut back branches from building to give a 2.5m clearance.
Location: 29 Church Street, Kidderminster, DY10 2AR
- 6.11 Application type: Works to a tree with a TPO
Planning Reference: **22/0621/TPO**
Proposal: T1 Sycamore - Reduce by 2m all round, T2 Sycamore - Reduce by 2m all round, T3 Lime - Reduce by 2m all round.
Location: 22 Northgate Close, Kidderminster, DY11 6JW
- 6.12 Application type: Works to a tree with a TPO
Planning Reference: **22/0612/TPO**
Proposal: Fell 2 x Silver Birch
Location: 27 Belvedere Close, Kidderminster, DY10 3AT
- 6.13 Application type: Householder application
Planning Reference: **22/0646/HOU**
Proposal: Single storey rear and front bay window extension
Location: 166 Sutton Park Road, Kidderminster, DY11 6LF

- 6.14 Application type: Full Application
Planning Reference: **22/0635/FUL**
Proposal: New warehouse building with associated parking
Location: Aventine House and Innovation House, Edwin Avenue, Hoo Farm Industrial Estate, Kidderminster
- 6.15 Application type: Householder application
Planning Reference: **22/0641/HOU**
Proposal: Single Storey Front and Side Extension
Location: 3 Hawkstone Close, Kidderminster, DY11 5EG
- 6.16 Application type: Full Application
Planning Reference: **22/0622/FUL**
Proposal: Change of Use and alterations to Existing Stores to form Two Bedroom Apartment
Location: 96 Canterbury Road, Kidderminster, DY11 w6DH
- 6.17 Application type: Section 73
Planning Reference: **22/0642/S73**
Proposal: Variation of Conditions 2 and 3 attached to Planning Approval 16/0457/FUL to allow replacement UPVC windows, new rooflights, air source heat pump and reposition of log burner
Location: Chapel, Cemetery, Park Lane, Kidderminster,
- 6.18 Application type: Advertisement Consent
Planning Reference: **22/0627/ADV**
Proposal: Display of Signage
Location: Showroom, Chester Road South, Kidderminster,
- 6.19 Application type: Full Application
Planning Reference: **22/0625/FUL**
Proposal: Extend existing single storey brick-built extension to rear of building. Raise roof level of single storey extension roof to underside of first floor windows and install felted flat roof finish. Knock through rear wall of existing main building into new extension. Form new smoking shelter from 150x150 timber framed structure with 1100mm high wooden fence to the perimeter, with Heat lamp, lighting, and TV
Location: Station Inn, 7 Farfield, Kidderminster, Worcestershire
- 6.20 Application type: Full Application
Planning Reference: **22/0649/FUL**
Proposal: Change of use of a Retail Warehouse Club (Sui Generis) to a flexible use consisting of Use Class E(g)(iii), B2 and B8.
Location: Plot 22, Frederick Road, Hoo Farm Industrial Estate, Kidderminster

- 6.21 Application type: Works to a tree with a TPO
 Planning Reference: **22/0654/TPO**
 Proposal: T1 London Plane - 5.5 metre lift over highway, 3 - 4 metre lateral reduction away from road and school entrance, Crown lift to 3 metres all round - TPO Ref T12
 T2 Elm - 2 - 3 metre lateral reduction away from road, 3M lift over footpath - TPO Ref T11
 T3 London Plane - 5.5 metre lift over highway, 3 - 4 metre lateral reduction away from road and school entrance, Crown lift to 3 metres all round - TPO Ref T10
 T4 Lime - 1- 2 metre lateral reduction away from road, 3 metre crown lift all round - TPO Ref T9
 T5 Lime - 1- 2 metre lateral reduction away from road, 3 metre crown lift all round
 T6 Norway Maple - Remove epicormic growth up to first structural fork 3 metres - TPO Ref G3
 Location: Wyre Forest School, Habberley Road, Kidderminster
- 6.22 Application type: Householder application
 Planning Reference: **22/0633/HOU**
 Proposal: Replacement of 4no. windows on the property with uPVC framed windows, 3 of which are on the rear and 1 of which on the side
 Location: 23 Flat 5, Blakebrook, Kidderminster, Worcestershire
- 6.23 Application type: Works to a tree in a Conservation Area
 Planning Reference: **22/0632/TCA**
 Proposal: Weeping Ash - Reduce and shape to match previous years.
 Location: 29 Blakebrook, Kidderminster, Worcestershire, DY11 6RG
- 6.24 Application type: Full Application
 Planning Reference: **22/0339/FUL**
 Proposal: Change of use of hotel (C2) to 30no. self-contained flats (C3) comprising 30 x 1-bed, 2 x 2-bed and 1 x 3-bed, including associated works
 Location: Gainsborough House Hotel, 23 Bewdley Hill, Kidderminster,
- 6.25 Application type: Listed Building Consent
 Planning Reference: **22/0340/LBC**
 Proposal: Change of use of hotel (C2) to 30no. self-contained flats (C3) comprising 30 x 1-bed, 2 x 2-bed and 1 x 3-bed, including associated works
 Location: Gainsborough House Hotel, 23 Bewdley Hill, Kidderminster
- 6.26 Application type: Full Application
 Planning Reference: **22/0679/FUL**
 Proposal: Change of use from offices to a single 2 bedroom flat (no external changes)
 Location: 1-1A Marlborough Street, Kidderminster, DY10 1AY

- 6.27 Application type: Householder application
Planning Reference: **22/0677/HOU**
Proposal: Proposed first floor extension to front and rear, new porch to front, and single storey rear extension.
Location: 204 Stourbridge Road, Kidderminster, Worcestershire, DY10 2UY
- 6.28 Application type: Works to a tree in a Conservation Area
Planning Reference: **22/0632/TCA**
Proposal: Weeping Ash - Reduce and shape to match previous years.
Location: 29 Blakebrook, Kidderminster, Worcestershire, DY11 6RG
- 6.29 Application type: Advertisement Consent
Planning Reference: **22/0687/ADV**
Proposal: Installation of an internally illuminated 48-sheet D-Poster (digital) display.
Location: Unit 2B, Foley Grove, Foley Business Park, Kidderminster
- 6.30 Application type: Householder application
Planning Reference: **22/0602/HOU**
Proposal: Single storey side / rear extension
Location: 8 James Road, Kidderminster, Worcestershire, DY10 2TR
- 6.31 Application type: Householder application
Planning Reference: **22/0667/HOU**
Proposal: Conservatory
Location: 2 Coronation Way, Kidderminster, Worcestershire, DY10 3BA
- 6.32 Application type: Section 73
Planning Reference: **22/0686/S73**
Proposal: Variation of Condition 2 of planning permission 19/0818/FULL to Allow Plot 1 to be changed from 3 to 4 bedroom with carport
Location: 2A Sion Hill, Kidderminster, Worcestershire, DY10 2XS
- 6.33 Application type: Full Application
Planning Reference: **22/0512/FUL**
Proposal: Proposed extension, alterations and additional building including means of access, vehicle parking, servicing and landscaping
Location: Hoobrook Industrial Estate , Worcester Road, Kidderminster
- 6.34 Application type: Householder application
Planning Reference: **22/0701/HOU**
Proposal: Single Storey ground floor side extension
Location: 63 Coningsby Drive, Kidderminster, DY11 5LY
- 6.35 Application type: Works to a tree with a TPO
Planning Reference: **22/0699/TPO**
Proposal: Remove branches from 5 x Oaks overhanging 33 Sutton Park Rise, Kidderminster.
Location: Woodland Adjacent Reservoir, Whitehill Road, Kidderminster

- 6.36 Application type: Householder application
Planning Reference: **22/0709/HOU**
Proposal: Single storey rear extension and two storey side extension
Location: 16 Baldwin Road, Kidderminster, Worcestershire, DY10 2UB
- 6.37 Application type: Householder application
Planning Reference: **22/0718/HOU**
Proposal: Detached Garage
Location: 9 Carters Gardens, Kidderminster, DY11 6LR
- 6.38 Application type: Householder application
Planning Reference: **22/0724/HOU**
Proposal: Proposed 2 storey side extension
Location: 66 Birchfield Road, Kidderminster, DY11 6PG
- 6.39 Application type: Householder application
Planning Reference: **22/0723/HOU**
Proposal: Two Storey Side and Single Storey Rear Extension
Location: 49 Shaw Avenue, Kidderminster, Worcestershire, DY10 3YX
- 6.40 Application type: Full Application
Planning Reference: **22/0705/FUL**
Proposal: Alterations to external elevations including new curtain walling, new glazed openness, new signage zones and infill of high level glazing opening
Location: Unit F, Crossley Retail Park, Carpet Trades Way, Kidderminster
- 6.41 Application type: Full Application
Planning Reference: **22/0732/FUL**
Proposal: Alterations to existing Kia car dealership including creation of a new ground floor extension beneath existing first floor. Provision for new electric vehicle charging points for 4nr vehicles added near site entrance. Changes to the external finishes to the Suzuki car showroom including respraying cladding and rendering brickwork. Demolition of separate existing MG showroom
Location: Clarks Of Kidderminster, Worcester Road, Kidderminster

6.42. Application type: Works to a tree with a TPO
Planning Reference: **22/0726/TPO**
Proposal: T1 - Sycamore, fell, growing close to building, decay present on old pruning wound, allow laurel to grow and fill gap
T2 - Sycamore, fell, large decay at base
T3 - Sycamore, fell, decay on stem & crown in heavy decline
T4 - Sycamore, fell, ivy covered crown growing into phone lines
T5- Acacia, no work
T6 - Lime, reduce canopy by 3m, T6, T7, T8 - trees have been shedding large branches / deadwood into garden and path
T7 - Lime, reduce canopy by 3m
T8 - Lime, reduce canopy by 4m
G1 - 4 yew trees, cut back on garden side to fence, reduce back on roadside by 1.5m and reduce height by 2m. Proposed idea to turn yews into formal hedge as outgrowing there location if left as mature trees
G2 - Laurel, cut back to 1m from boundary on roadside
G3 - Laurel and lime, cut back lower level growth in line with path boundary
G4 - Sycamore, lift trees over junction to highway clearance 5.2m
Location: 6 The Croft, Kidderminster, Worcestershire, DY11 6LX

6.43 Application type: Works to a tree with a TPO
Planning Reference: **22/0730/TPO**
Proposal: 2 x Pine (T1 T2) - Fell as close to ground level as possible.
Location: Land To The Rear Of, 231 Dunlin Drive, Kidderminster

6.44 Application type: Works to a tree with a TPO
Planning Reference: **22/0715/TPO**
Proposal: T1, horse chestnut- Remove and replant.
Location: 13 Southgate Close, Kidderminster, DY116JN

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