

**KIDDERMINSTER TOWN COUNCIL
PLANNING COMMITTEE**

**Minutes of the meeting held on Tuesday 28th March 2023
Held in the Council Chamber, Wyre Forest House**

Present: Councillors E. Stokes (Chairman), G. Connolly (Vice Chairman), D. Chambers, and D. Hine.

Absent: Councillor Muir.

PL.050 **Apologies**

Councillor Miah.

PL.051 **Minutes**

RESOLVED: that the minutes of the previous meeting held on Tuesday 21st February 2023 be approved as a true record and that they be signed by the Chair.

PL.052 **Declarations of Interests**

Nil.

PL.053 **Public participation**

There were no members of the public in attendance.

PL.054 **Consideration of responses to planning applications**

Members noted the list of planning applications within the agenda.

RESOLVED: to submit comments on behalf of Kidderminster Town Council in relation to the following planning applications:

Application type: Section 73

Planning Reference: **23/0144/S73**

Proposal: Removal of Condition 16 of 21/0783/RG3.

Condition Number(s): Condition 16 The Photovoltaic Panels

and associated infrastructure shown on the approved plans shall be provided prior to the first occupation of the development hereby approved. Please also refer to updated drawings for the project scope reduction due to cost constraints

Conditions(s) Removal:

Due to project budget constraints the project scope has been reduced, refer to updated drawings.

Existing condition 16 - Photovoltaic panels were only shown on the new build blocks. These buildings have now been omitted due to cost constraints.

Location: Former Worcester Cross Factory And Offices, Weaving Sheds & Worcester Cross, Worcester Street, Kidderminster (**SUPPORT**)

Application type: Full Application
Planning Reference: **23/0133/FUL**
Proposal: Installation of two rapid electric vehicle charging stations within two car parking spaces of McDonalds, along with associated equipment
Location: McDonald's Restaurants Ltd, Worcester Road, Kidderminster **(SUPPORT)**

Application type: Section 19
Planning Reference: **23/0156/S19**
Proposal: Removal of Condition 16 of 21/0783/RG3.
Condition Number(s): Condition 16 The Photovoltaic Panels and associated infrastructure shown on the approved plans shall be provided prior to the first occupation of the development hereby approved.
Please also refer to updated drawings for the project scope reduction due to cost constraints
Conditions(s) Removal:
Due to project budget constraints the project scope has been reduced, refer to updated drawings.
Existing condition 16 - Photovoltaic panels were only shown on the new build blocks. These buildings have now been omitted due to cost constraints.
Location: Worcester Cross, Worcester Street, Kidderminster **(SUPPORT)**

Application type: Full Application
Planning Reference: **23/0086/FUL**
Proposal: Demolition of 2 no. existing dwellinghouses and the provision of 8 no. new two and three bedroom dwellinghouses for open market sale, with associated landscaping, green infrastructure enhancements and parking.
Location: Land At Os 381938 275103, Godson Crescent, Kidderminster **(SUPPORT)**

Application type: Householder application
Planning Reference: **23/0178/HOU**
Proposal: Single storey rear extension
Location: 32 Ox Bow Way, Kidderminster, Worcestershire, DY10 2LB **(OBJECT)**

Application type: Householder application
Planning Reference: **23/0169/HOU**
Proposal: Single storey rear extension
Location: 52A Cobden Street, Kidderminster, DY11 6RP **(SUPPORT)**

Application type: Full Application
Planning Reference: **23/0167/FUL**
Proposal: Two storey extension to Primary School to replace 3no double mobile classroom buildings (to be demolished)
Location: Comberton Primary School , Borrington Road, Kidderminster **(SUPPORT)**

Application type: Full Application
Planning Reference: **23/0181/FUL**
Proposal: Minor fenestration and cosmetic alterations
Location: 19-22 High Street, Kidderminster, Worcestershire, DY10 2DJ **(SUPPORT)**

Application type: Householder application

Planning Reference: **23/0190/HOU**

Proposal: Construction of balustrade around single storey extension to utilise roof space as balcony.

Location: 32 Kestrel Close, Kidderminster, Worcestershire, DY10 1NP (**SUPPORT**)

PL.055 Town and Country Planning Act 1990 (as amended)

Planning (Listed Buildings and Conservation Areas) Act 1990

Application Reference: **22/0226/EIA**

Description: Hybrid application for up to 1450 dwellings to comprise: Outline application for up to 1,055 dwellings including affordable housing, with all matters reserved, except for access, to include a community hub, including a two-form entry primary school, community and health facilities, retail provision up to 800 sqm, new vehicular access to Husum Way and Comberton Road with link road, new pedestrian access to Tennyson Way, open space incorporating play provision, SUDS, landscaping and ecological enhancement works, and; Full planning application for demolition of no. 78 Comberton Road and agricultural buildings north of Heathy Mill Farm, to facilitate the construction of 395 dwellings including affordable housing; new vehicular access onto Comberton Road; open space and play provision and associated infrastructure, SUDS, landscaping and ground remodelling
Site Location: Land At Comberton Road, Worcestershire

Members noted that the Council had previously objected to the application at its meeting held on 29th November 2022.

Members noted receipt of correspondence received from the LPA and comments from the developer, which sought to address the points raised previously (in forming its objection) by the Town Council's Planning Committee and, which asked if the Town Council Planning Committee would review its position based on these comments.

RESOLVED: that in light of the correspondence received through the LPA, the Town Council would wish to now be Neutral on its view on planning application 22/0226/EIA

Meeting ended 7:10pm