

Approved Minutes of Planning Committee Meeting

PARISH COUNCIL OF BALSALL

Minutes of the Balsall Planning Committee Meeting held on Monday 16th December 2013 at 7.00pm at the Jubilee Centre, Station Road, Balsall Common

Present

Cllr Judy Lea, Cllr Richard Lloyd, Cllr Lionel King and 1 member of the public, Dave Felthouse (Residents Association)

As the Chair was not present, Cllr Lloyd proposed that Cllr Judy Lea chair the meeting and Cllr Judy Lea duly accepted

Headings are those set out on the Agenda

1. Apologies

None

2. Declarations of Interest

None

3. To approve as a correct record Minutes of the Meeting held on 21st October 2013 and 18th November 2013

Resolved that the Minutes for 21st October 2013 and 18th November 2013 are approved and the Chair signed these as a correct record

4. Matters arising from the Minutes

Cllr Lloyd confirmed that Balsall&Berkswell Football Club had obtained planning approval with certain conditions

5. To approve action in relation to the adjourned matters arising from the Planning Committee meeting held on 18th November 2013

No further action is required

6. Public Participation

Mr David Felthouse confirmed that the Chattaways site development will commence next March

7. Minton Health Care (Harper Fields site) – proposed development

It was agreed that the developer is invited to the Full Parish Council meeting to give a presentation

8. Planning Applications

8.1. 2013/1888 - Unit 4 & Unit 4A The Henhouse, Oldwich Lane West, Chadwick End Solihull - Prior notification for the change of use of offices (B1) to 2No. Residential dwellings (C3)

Comment: No comment

8.2. 2013/1876 - Hitchcocks Motorcycles Limited, 7-8 Oldwich Lane West, Rosemary Court, Chadwick End, Solihull Hitchcocks Motorcycles Limited, 7-8 Oldwich Lane West, Rosemary Court, Chadwick End, Solihull - Mail-order warehouse extension to provide additional storage and workshop space, including demolition of existing timber workshop and removal of existing containers

Comment: No comment

8.3. 2013/1882 - Land to rear of 237-239 Kenilworth Road, Balsall Common Land to rear of 237-239 Kenilworth Road, Balsall Common - Erection of 1 No. 5 bedroom dwelling with access and associated works

Comment: Object on grounds of over intensification. There are traffic issues. The Parish Council is concerned about the access to the property. Also, where will the construction traffic access the site? The Parish Council supports any neighbours comments and objections

8.4. 2013/1972 - Rosemary Cottage, Sparrowcock lane, Chadwick End, Solihull - Ground floor rear extension to form a conservatory

Comment: No comment

8.5. 2013/1996 - 1A Arbour Tree lane, Chadwick End Solihull - Single storey side extension to replace existing Lean-to utility

Comment: No objection

8.6.2013/1981 - Land adjacent to Whitehaven, Oldwich Lane West, Chadwick end Solihull - Change of use from agricultural land to stables and livery yard including 4 No. stables, office, tack and feed room and associated hard standing and altered access

Comment: These were the comments made to the previous application number (2013/318) Object as critical matters have not been dealt with such as waste disposal, drainage and flood risk. The land is located in a flood risk area and more details of the proposal are required. Additionally, details of security, lighting and parking are not given. There is also a concern over the entry management of large vehicles.

The Parish Council repeats these objections and cannot see that these concerns have been addressed. Also, the Parish Council considers that any permission should have a condition limiting the size of the vehicle in terms of length due to the matters raised above.

8.7.2013/2034 - 43 Station Road, Balsall Common - As per current permission 2010/2863 (expires 2014): two storey side extension and front extension to form garage. Extended garage, garden room with first floor bedrooms and dressing room

Comment: No comment

9. Correspondence

None

10. Date for next meeting – The date for the next Planning Committee meeting shall take place on Monday 20th January 2014 at 7.00pm

There being no further business the Chair thanked everyone for attending and closed the meeting at 19.50pm

Signed..... Dated.....

CLlr JudyLea

Chair

Balsall Planning Committee

