

WYRE FOREST DISTRICT COUNCIL

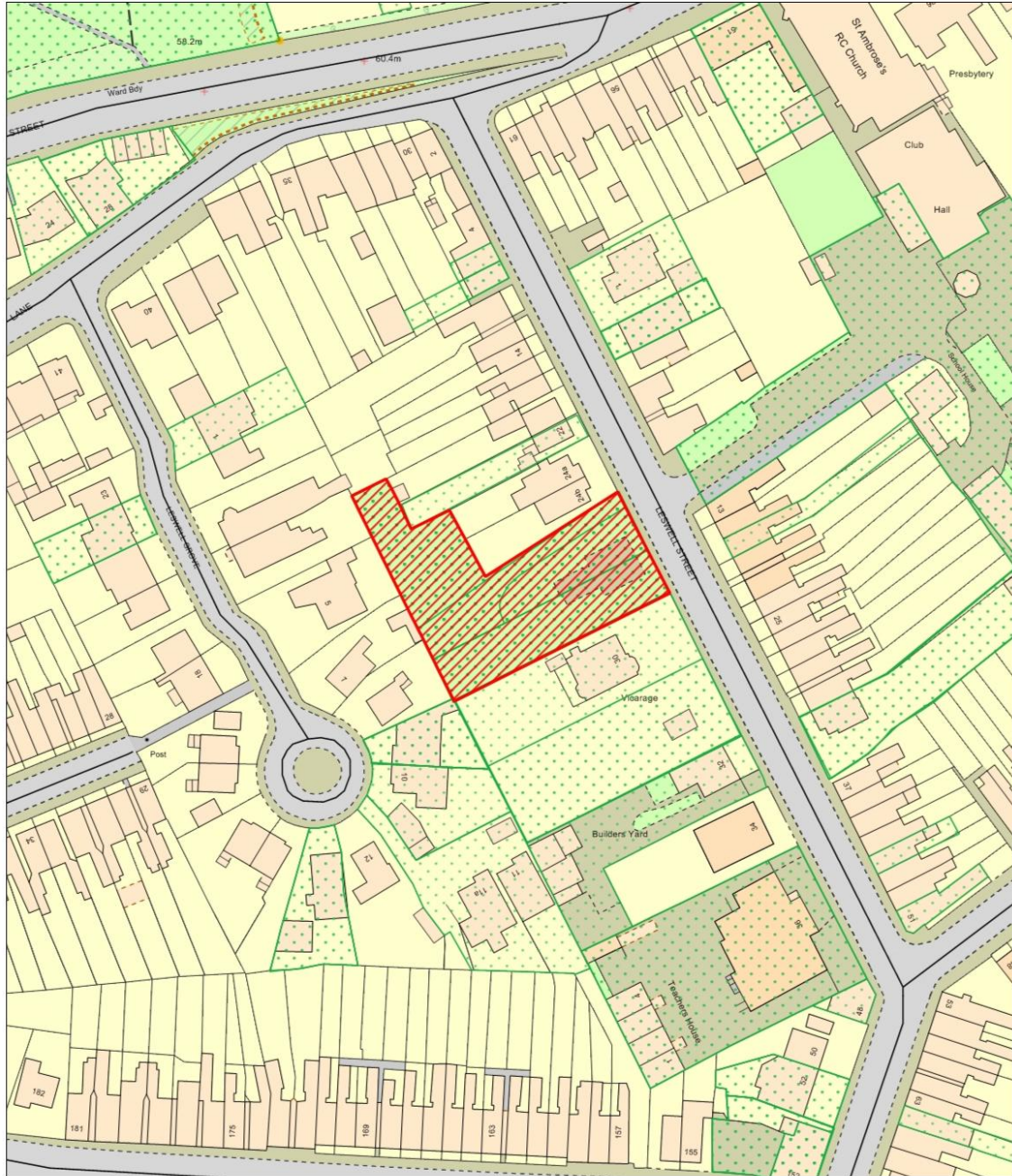
PLANNING COMMITTEE

23rd MAY 2019

ADDENDA AND CORRECTIONS

REFERENCE NO.	PAGE	ADDENDA AND CORRECTIONS
PART A		
19/0037/S73	15	Application WITHDRAWN
19/0139/FULL	22	<u>Correction</u> – Amended location plan attached to include boundary to the rear of 20-24b Leswell Street
PART B		
19/0050/FULL	27	<u>Kidderminster Town Council</u> – No objection
19/0062/FULL	35	<u>Kidderminster Town Council</u> – No objection
19/0127/FULL	49	<u>Officer Comments</u> The applicant has submitted a revised Flood Risk Assessment which shows that the proposed discharge rates for the 1 in 5 year return period only very marginally and for the 1 in 30 and 1 in 100 year return period do not exceed the agreed ones for plots D and E. The North Worcestershire Water Management Officer has reviewed the revised Flood Risk Assessment and drainage plan and raises no objection to the application. It is recommended that the revised drainage layout plan is included in the approved plan schedule condition (No. 2) and that the specific drainage condition is no longer required. The drainage condition (No. 17) can be omitted from the Officer report.
19/0140/FULL	59	<u>Worcestershire County Council</u> (Provision Planning and Accommodation – Children, Families & Communities) – The committee report refers to local schools. The catchment area schools for the proposed properties are Far Forest Lea Memorial CE Primary School for the primary phase and The Bewdley School for the secondary school phase. Other schools may be in the locality however the statutory walking distance for children under the age of 8 is 2 miles. For children 8 – 16 years the statutory walking distance is 3 miles.

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19/0162/FULL	66	<p><u>Worcestershire County Council</u> (Provision Planning and Accommodation – Children, Families & Communities) – The committee report refers to local schools. The catchment area schools for the proposed properties are Bayton CE Primary School and for the secondary phase a shared catchment area operates for The Bewdley School and, The Lacon Childe School. Other schools may be in the locality however the statutory walking distance for children under the age of 8 is 2 miles. For children 8 – 16 years the statutory walking distance is 3 miles.</p>
19/0181/FULL	73	<p><u>Environment Agency</u> – No objection.</p> <p><u>The Campaign to Protect Rural England</u> – No objection to the principle of development, however, concern is raised (and to object to) at the represents a substantial increase in the number of dwellings. This is in an isolated spot distant from a public road. Creating a hamlet in the midst of the countryside is something quite different from a mansion, farm house, farm buildings and the odd farm worker's cottage. Accordingly, I still consider this to be unacceptable development in the midst of the Green Belt. A more appropriate course would be to convert the mansion to a few apartments. Also, the design of the new houses are out of keeping with the local vernacular architecture, which is overwhelmingly of red brick with pitched roofs of slate or tile with a central ridge.</p> <p><i>(Officer Comments – It has been concluded in the Officer's report that the proposed scheme would not have a greater impact on openness than the approved development and the scale and design of the proposed houses is considered to be acceptable and would reflect the rural setting and topography of the site).</i></p> <p><u>Amend Recommendation</u> – It is therefore recommended that the application is APPROVED subject to the following suggested conditions: ...</p>



Economic Prosperity and Place Directorate

Leswell Court

Leswell Street

Kidderminster, DY10 1RP



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