

WYRE FOREST DISTRICT COUNCIL

PLANNING COMMITTEE

23rd May 2019 Schedule 573 Development Control

The schedule frequently refers to various standard conditions and notes for permission and standard reasons and refusals. Details of the full wording of these can be obtained from the Development Manager, Wyre Forest House, Finepoint Way, Kidderminster. However, a brief description can be seen in brackets alongside each standard condition, note or reason mentioned.

Application Reference: 19/0139/FULL
Site Address: LESWELL COURT, LESWELL STREET, KIDDERMINSTER, DY10 1RP
APPROVED subject to the following conditions: <ol style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. Obscure glazing to side facing roof lights 4. Parking, cycle and bin provision before occupation 5. Communal area ready for use prior to occupation and maintained

Application Reference: 19/0037/S73
Site Address: VALE ROAD CAR PARK, STOURPORT-ON-SEVERN, DY13 8YJ
Application WITHDRAWN

Application Reference: 19/0050/FULL
Site Address: 37 NORTHUMBERLAND AVENUE, KIDDEWRMINSTER, DY11 7AN
APPROVED subject to the following conditions: <ol style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. B1(a) Materials to be provided 4. Boundary treatment 5. Parking facilities to be retained 6. Conditions provided by Worcestershire Regulatory Services regarding contaminated land 7. Site and finished floor levels <p>Notes Severn Trent Water</p>

Application Reference: 19/0053/FULL
Site Address: SPENNELLS PLAYING FIELD, HERONSWOOD ROAD, KIDDERMINSTER, DY10 4ET
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. B1a (Samples of materials) 4. Vicinity to Hoo Brook 5. Surface Water 6. Drainage Plans 7. Drainage to be implemented and retained 8. Construction Environment Management Plan 9. Lighting plan

Application Reference: 19/0062/FULL
Site Address: BEECHFIELDS, 24 WHITEHILL ROAD, KIDDERMINSTER, DY11 6JJ
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. B1 (samples/details of materials) 4. Details of walls, fences and other means of enclosure to be submitted 5. Details of hard and soft landscaping to be submitted 6. B13 (Levels details) 7. J1 (Removal of permitted development – residential) 6. Drainage 7. C2 (Retention of existing trees) 8. C3 (Tree protection during construction) 9. C20 (No dig specification) 10. C21 (Pre commencement tree site meeting) <p>Note Demolition and Construction Guidance</p>

Application Reference: 19/0105/FULL
Site Address: 23 HARRIERS GREEN, KIDDERMINSTER, DY10 2UE
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. External materials to match existing building

Application Reference: 19/0125/FULL
Site Address: 1 THE FIRS CLOSE, KIDDERMINSTER, DY10 1UF
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. B1(a) Materials to be provided – samples 4. J1 (Removal of permitted development – residential) 5. B9 (Details of windows and doors) 6. B11 (Details of enclosure) 7. J7 Obscure glazing 8. Highways access and parking to be implemented and retained 9. Cycle Parking to be approved 10. Pre-commencement tree site meeting 11. Arboricultural Method Statement to be retained 12. Tree protection during construction <p>Informative Ringways Dropped Kerb works</p>

Application Reference: 19/0127/FULL
Site Address: BERRINGTON COURT, LAND ADJACENT TO BERRINGTON COURT, FELIX BAXTER DRIVE, KIDDERMINSTER, DY11 7FH
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1 A6 (Full with no reserved matters) 2 A11 (Approved plans) 3 Units to be Affordable Housing only and occupied by people of 55 years of age and older 4 Local Letting Plan 5 B13 (Site and Finished Floor Level) 6 B1 (Building Materials and Hard Surfacing) 7 External Lighting Scheme along railway wildlife corridor 8 Ecological Mitigation and Enhancement Measures to be implemented 9 Boundary Treatment including close boarded boundary acoustic fencing 10 Noise Mitigation Measures for balconies and ground floor garden areas 11 Glazing and Ventilation 12 Contaminated Land Site Investigations and Remedial Works 13 Tree Protection Plan 14 Landscaping Scheme 15 5 year Landscaping Establishment and Management Plan 16 Foul and surface water drainage 17 Drainage Strategy 18 Access, Parking and Turning Facilities to be provided 19 Electric Vehicle Charging Facilities 20 Cycle Parking 21 Travel Plan <p>Note Travel Plan Requirements</p>

Application Reference: 19/0140/FULL
Site Address: OLD HALL FARM, TENBURY ROAD, CLOWS TOP, KIDDERMINSTER, DY14 9HE
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. B1 (samples/details of materials) 4. Details of walls, fences and other means of enclosure to be submitted 5. Details of hard and soft landscaping to be submitted 6. Drainage 7. Drainage 8. Gas protection measures – verification report shall be submitted and approved in writing by LPA 9. A pre site clearance walk over by an ecologist. 10. All excavations works to be covered and provide a means of escape for inadvertently trapped animals. 11. Removal of permitted development rights for future outbuildings 12. Obscure glazing to side facing first floor windows 13. Site and finished floor levels <p>Notes</p> <ul style="list-style-type: none"> A Land Drainage Consent required B Avoid works during bird nesting season

Application Reference: 19/0162/FULL
Site Address: HAYMIT, WORCESTER ROAD, CLOWS TOP, KIDDERMINSTER, DY14 9PH
APPROVED subject to the following conditions: <ul style="list-style-type: none"> 1. A6 (Full with no reserved matters) 2. A11 (Approved plans) 3. B1 (samples/details of materials) 4. Details of walls, fences and other means of enclosure to be submitted 5. Details of hard and soft landscaping to be submitted 6. Drainage 7. Drainage 8. A preclearance search of all areas of the site by a suitably qualified ecologist. 9. Works to clear the site implemented outside of the bird nesting season or for the site inspected immediately prior to any works by a qualified ecologists and their recommendations followed to avoid harming or disturbing any nesting birds. 10. All excavations covered over night and the means for potentially trapped animals escape provided . 11. The lighting scheme for the new development needs to be passed to the applicants ecologist to review, amend and re design to prevent light spill impacting the new bat boxes or other ecologically sensitive receptors. 12. Submission of a landscaping plan 13. Highway conditions

Application Reference: 19/0181/FULL

Site Address: PARK ATTWOOD, TRIMPLEY LANE, SHATTERFORD, BEWDLEY, DY12 1RE

APPROVED subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. B13 (Site and Finished Floor Levels)
4. B1 (Building Materials and Hard Surfacing Details)
5. B11 (Boundary Treatment)
6. Tree Protection Plan
7. Arboricultural Method Statement (AMS)
8. Surface water drainage scheme
9. Recommended ecological mitigation and enhancement measures
10. Landscaping plan including Green Roof Details
11. Landscaping Implementation
12. Landscape Management Plan
13. External lighting scheme
14. Programme of archaeological work including a Written Scheme of Investigation
15. Require investigation and post investigation assessment to be completed
16. Access, turning and parking facilities to be provided
17. Construction Method Statement to safeguard Footpath
18. Removal of Permitted Development Rights for Enlargements and Outbuildings
19. Replacement Trees