

**WYRE FOREST DISTRICT COUNCIL**

**PLANNING COMMITTEE**

**17<sup>th</sup> March 2020 Schedule 582 Development Management**

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.

<b>Application Reference:</b> 19/0724/RESE
<b>Site Address:</b> FORMER LEA CASTLE HOSPITAL, PARK GATE ROAD, COOKLEY, KIDDERMINSTER, DY10 3PT
<b>Application DEFERRED</b>

<b>Application Reference:</b> 19/0668/FULL
<b>Site Address:</b> FIELD REAR OF COOKS NURSERY, BEWDLEY ROAD NORTH, STOURPORT-ON-SEVERN, DY13 8PX
The Committee received representation from Mike Clash - Objector and Cllr Vi Higgs (Stourport-on Severn Town Council). Due to Government guidelines on Coronavirus, their representation was made by written statement and read to the Committee by the Development Manager.
<b>APPROVED</b> subject to the following conditions: <ol style="list-style-type: none"> <li>1. A6 (Full with no reserved matters)</li> <li>2. A11 (Approved plans)</li> <li>3. The field shall only be used by a maximum of eight dogs at any one time.</li> <li>4. No external lighting shall be installed on the site at any time.</li> <li>5. The use hereby permitted shall be limited to the hours between 6am and 9pm and at no other times without the prior consent in writing of the Local Planning Authority.</li> <li>6. No buildings shall be erected on the land</li> <li>7. Details of the parking area to be submitted</li> <li>8. Details of tree / hedge planting</li> <li>9. Landscaping scheme</li> <li>10. No tunnels, sand pits, agility apparatus or any other structures shall be provided on the site without formal planning permission</li> <li>11. Register of users to be kept and made available for inspection at reasonable times</li> </ol>

**Application Reference:** 19/0613/OUTL

**Site Address:** Adjacent and Rear of DUKE WILLIAM INN, CALLOW HILL, ROCK, KIDDERMINSTER, DY14 9XH

**APPROVED** subject to the following conditions:

1. A1 (Standard outline)
2. Approved Plans
3. A2 (Standard outline – reserved matters)
4. A3 (Submission of reserved matters)
5. Limit the development to no more than 6 bungalows
6. Limit the scale to bungalows only with no first floor accommodation
7. B1 (Samples/details of materials)
8. Boundary treatment/enclosure details including close boarded acoustic fencing to rear gardens of plots 1 and 5
9. Glazing and Ventilation product details
10. B13 (Levels details)
11. To secure highway site access works
12. To require vehicular and cycle parking in accordance with County Standards
13. To require a landscaping scheme (including retention of hedgerows and trees along perimeter of site and additional native species planting)
14. To require the landscaping scheme to be implemented
15. Scheme for Foul and Surface Water Drainage
16. Bird and Bat boxes
17. Ecological Enhancement Measures
18. To remove Permitted Development Rights for new front boundary treatments

Notes

- A S278 Agreement
- B Severn Trent Water

**Application Reference:** 19/0749/FULL

**Site Address:** WINTERFOLD HOUSE SCHOOL, WINTERFOLD, CHADDESLEY CORBETT, KIDDERMINSTER, DY10 4PW

**APPROVED** subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. External materials including windows and doors
4. Site and Finished Floor Levels
5. Foul and surface water drainage
6. External Lighting Details
7. To secure Arboricultural Method Statement/ Tree Protection
8. To secure landscaping scheme including new tree planting and hedging around new treatment plant
9. To secure Bat Risk Avoidance Method Statement (RAMS)
10. All works to be undertaken directly under the supervision of a qualified Ecologist
11. Implementation of the ecological enhancement measures
12. To require further Ecology Surveys if works do not start by October 2020
13. Programme of Archaeological Work including WSI
14. Implementation of Archaeological WSI and recording

Note  
Travel Plan.

**Application Reference:** 19/0803/FULL

**Site Address:** RED LION, 70 CASTLE ROAD, COOKLEY, KIDDERMINSTER, DY10 3TB

**APPROVED** subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. B1 (samples/details of materials)
4. Access, turning area and parking facilities
5. Provision of cycle parking
6. Details of walls, fences and other means of enclosure to be submitted
7. Details of hard and soft landscaping to be submitted
8. Removal of permitted development rights
9. Provision of electric charging point
10. Tree protection plan
11. No lighting
12. Details of bat roost to be submitted and approved in writing by the Local Planning Authority
13. Root protection zone
14. Site clearance works to be carried out by hand and under the supervision of an ecological clerk of works.
15. All excavations to be covered at night
16. Hedgehog fencing

Notes

- A. Severn Trent Water
- B. Clearance works to take place outside of nesting season

**Application Reference:** 20/0030/HOU

**Site Address:** 33 STANKLYN LANE, STONE, KIDDERMINSTER, DY10 4AP

**APPROVED** subject to the following conditions:

1. A6 (Full with no reserved matters)
2. A11 (Approved plans)
3. B6 (External details – approved plan)
4. The prefabricated timber garden office building shall be used for purposes incidental to the primary use of the dwelling house
5. J1 (Removal of PD rights for outbuildings [Part 1, Class E])