



PLANNING COMMITTEE

MEETING : Tuesday, 5th January 2021

PRESENT : Cllrs. Taylor (Chair), Lewis (Vice-Chair), D. Brown, J. Brown, Coole, Dee, Finnegan, Hansdot, Hyman, Lugg, Toleman, and Walford

Officers in Attendance

Planning Development Manager

Business Transformation Manager

Highways Development Co-Ordinator, Gloucestershire County Council

Solicitor, One Legal

Democratic & Electoral Services Officer

APOLOGIES : Cllrs. Hampson (Sent Coole as a substitute)

38. DECLARATIONS OF INTEREST

There were no declarations of interest.

39. MINUTES

The minutes of the meeting held on the 1st December 2020 were confirmed by the Chair as a correct record.

40. LATE MATERIAL

Late material had been circulated in respect of Agenda Item 5 - Land East of Hempsted Lane (20/00600/REM) and Agenda Item 6 – 8 Market Parade (20/00645/FUL).

41. LAND EAST OF HEMPSTED LANE, GLOUCESTER - 20/00600/REM

The Planning Development Manager presented the report detailing a reserved matters application (for details of appearance, landscaping, layout and scale) for a 50-unit residential development with open space including orchard, cycleways, footpaths, and associated works (pursuant to outline planning permission ref. 13/01032/OUT).

PLANNING COMMITTEE
05.01.21

This application was deferred at the previous Planning Committee.

Councillor Melvin addressed the Committee in opposition to the application.

An agent of Asbri Planning addressed the Committee in favour of the application on behalf of the applicant.

The Planning Development Manager responded to members questions as follows:

- There is a section 106 requirement with the outline permission which obliges the developer to construct the drainage infrastructure works prior to first occupation of any unit.

Members Debate

- A member thanked planning officers for the work they had put into the application since the last Planning Committee. He added that he had considered the concerns raised by residents but would now vote in favour of the application.
- The Chair stated that the improvement to the application since members expressed concerns at the previous Committee was positive and that he would be happy to support the officer's recommendation.
- The Vice-Chair thanked the developers for listening to the Committees concerns and for updating the application since the last Planning Committee meeting.
- A member stated that his only concern with the application was that Hempsted had an antiquated sewage system, which further development could make worse.

The Chair moved, and the Vice-Chair seconded the officer's recommendations.

RESOLVED that: - Planning permission is granted subject to the conditions outlined in the report and late material.

42. 8 MARKET PARADE, GLOUCESTER - 20/00645/FUL

The Planning Development Manager presented the report detailing an application for the demolition of existing buildings and development of 43 no. residential dwellings (C3), ground floor Commercial, Business and Service space (use class E) and associated access, parking, cycle and bin storage, highways works, public realm and landscaping works on land fronting Market Parade and Spread Eagle Road (forming plots 3B and 3C of previous consent 18/01454/FUL)

The Planning Development Manager responded to members questions as follows:

- The views of Gloucester Cathedral from a distance would be maintained.

PLANNING COMMITTEE
05.01.21

Members Debate

- The Chair stated that he was impressed with the proposed scheme.
- A member stated that he was satisfied with the view of the Cathedral in the application.

The Chair moved, and the Vice-Chair seconded the officer's recommendations.

RESOLVED that: - Planning permission is granted subject to the completion of a legal agreement to secure an amendment to the residents parking permit scheme to exclude the proposed residents and conditions outlined in the report and late material.

43. 220 BRISTOL ROAD, GLOUCESTER - 20/00915/FUL

The Planning Development Manager presented the report detailing an application for a proposed change of use from mobile repair/ internet cafe (Class E) to sui generis (Fish and Chip Shop) including provision of new extract flue.

The Chair moved, and the Vice-Chair seconded the officer's recommendation

RESOLVED that: - Planning permission be granted.

44. DELEGATED DECISIONS

The schedule of applications determined under delegated powers during the month of November 2020 was noted.

RESOLVED that: - The schedule be noted.

45. DATE OF NEXT MEETING

Tuesday 2nd February 2021.

Time of commencement: 6.00 pm
Time of conclusion: 6.53 pm

Chair