



Gloucester City Council

PLANNING COMMITTEE

Meeting: Tuesday, 2nd April 2024 at 6.00 pm
in North Warehouse, The Docks, Gloucester, GL1 2EP

ADDENDUM

The following item although provided for on the agenda front sheet was not available at the time of dispatch:

4.	<p>LATE MATERIAL (PAGES 5 - 8)</p> <p>Please note that any late material in respect of the applications detailed below will be published as a supplement on the Council's website in the late afternoon of the day before the meeting. Additional late material will be uploaded as a supplement on the Council's website on the day of the meeting, should further relevant representations be received thereafter.</p>
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Yours sincerely

Jon McGinty
Managing Director

NOTES

Disclosable Pecuniary Interests

The duties to register, disclose and not to participate in respect of any matter in which a member has a Disclosable Pecuniary Interest are set out in Chapter 7 of the Localism Act 2011.

Disclosable pecuniary interests are defined in the Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012 as follows –

<u>Interest</u>	<u>Prescribed description</u>
Employment, office, trade, profession or vocation	Any employment, office, trade, profession or vocation carried on for profit or gain.
Sponsorship	Any payment or provision of any other financial benefit (other than from the Council) made or provided within the previous 12 months (up to and including the date of notification of the interest) in respect of any expenses incurred by you carrying out duties as a member, or towards your election expenses. This includes any payment or financial benefit from a trade union within the meaning of the Trade Union and Labour Relations (Consolidation) Act 1992.
Contracts	Any contract which is made between you, your spouse or civil partner or person with whom you are living as a spouse or civil partner (or a body in which you or they have a beneficial interest) and the Council (a) under which goods or services are to be provided or works are to be executed; and (b) which has not been fully discharged
Land	Any beneficial interest in land which is within the Council's area. For this purpose "land" includes an easement, servitude, interest or right in or over land which does not carry with it a right for you, your spouse, civil partner or person with whom you are living as a spouse or civil partner (alone or jointly with another) to occupy the land or to receive income.
Licences	Any licence (alone or jointly with others) to occupy land in the Council's area for a month or longer.
Corporate tenancies	Any tenancy where (to your knowledge) – (a) the landlord is the Council; and (b) the tenant is a body in which you, your spouse or civil partner or a person you are living with as a spouse or civil partner has a beneficial interest
Securities	Any beneficial interest in securities of a body where – (a) that body (to your knowledge) has a place of business or land in the Council's area and

(b) either –

- i. The total nominal value of the securities exceeds £25,000 or one hundredth of the total issued share capital of that body; or
- ii. If the share capital of that body is of more than one class, the total nominal value of the shares of any one class in which you, your spouse or civil partner or person with whom you are living as a spouse or civil partner has a beneficial interest exceeds one hundredth of the total issued share capital of that class.

For this purpose, “securities” means shares, debentures, debenture stock, loan stock, bonds, units of a collective investment scheme within the meaning of the Financial Services and Markets Act 2000 and other securities of any description, other than money deposited with a building society.

NOTE: the requirements in respect of the registration and disclosure of Disclosable Pecuniary Interests and withdrawing from participating in respect of any matter where you have a Disclosable Pecuniary Interest apply to your interests and those of your spouse or civil partner or person with whom you are living as a spouse or civil partner where you are aware of their interest.

Access to Information

Agendas and reports can be viewed on the Gloucester City Council website: www.gloucester.gov.uk and are available to view five working days prior to the meeting date.

For further details and enquiries about this meeting please contact Tanya Davies, 01452 396125, tanya.davies@gloucester.gov.uk.

For general enquiries about Gloucester City Council’s meetings please contact Democratic Services, 01452 396126, democratic.services@gloucester.gov.uk.

If you, or someone you know cannot understand English and need help with this information, or if you would like a large print, Braille, or audio version of this information please call 01452 396396.

FIRE / EMERGENCY EVACUATION PROCEDURE

If the fire alarm sounds continuously, or if you are instructed to do so, you must leave the building by the nearest available exit. You will be directed to the nearest exit by council staff. It is vital that you follow their instructions:

- You should proceed calmly; do not run and do not use the lifts;
- Do not stop to collect personal belongings;
- Once you are outside, please do not wait immediately next to the building; gather at the assembly point in the car park and await further instructions;
- Do not re-enter the building until told by a member of staff or the fire brigade that it is safe to do so.

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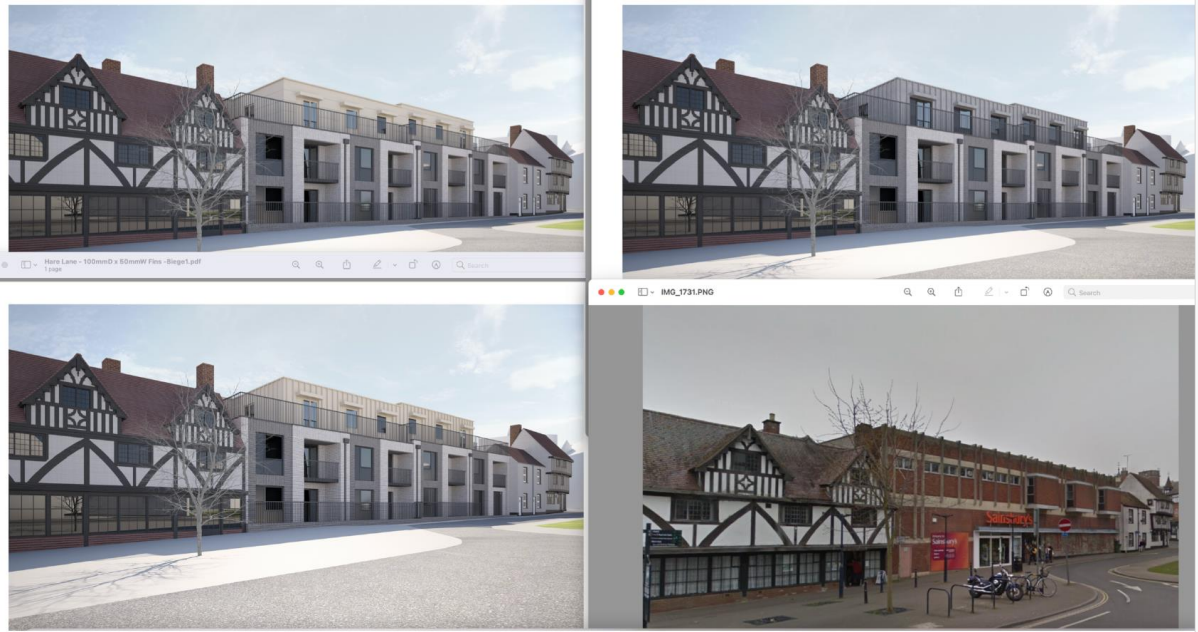
Late material – Planning Committee 2nd April 2024

ITEM 5 : 63-69 Northgate Street (former Sainsbury store) – 22/01181/FUL

Visualisations

The applicant has submitted some visualisations of the Hare Lane Block C for the Committee's consideration. These are set out below. There is no change to the Officer recommendation.

Cladding options and existing building:



100mm D x 50mm W fins – beige:



Horizontal cladding:



100mm D x 50mm W fins – lead:



ITEM 6: 52 Curtis Hayward Drive - 20/00993/FUL

Since the publishing of the committee report two additional neighbour comments have been received, both from the same individual and both in objection to the application. Below is a summary of the points raised:

- The proposals to use the converted garage as a business explicitly contradicts the description of development as a 'habitable room'.
- The information submitted by the applications regarding the frequency of staff visits and the observations made by Officers on site visits does not represent the full extent of movements at, to and from the site. Staff visits are far more frequent than the applicants have stated, and often proceed without appointments being made.
- Concerns that there would not be a suitable means of escape in event of a fire.
- Concerns that business premises are subject to a separate series of rules and regulations to dwellings, and that treating this application as a 'habitable room' would mean that the premises would not be subject to these (these rules and regulations would, in effect, be sidestepped).
- On multiple occasions staff parking has blocked off the road, preventing the passage of delivery and emergency vehicles.
- Members of staff park in a manner that blocks neighbouring driveways.
- States that – should permission be granted and the terms of the permission be breached - the Council would stand to financially profit from any subsequent enforcement action.
- The front door on the converted garage is unsightly and unnecessary for a habitable room. This door indicates that the intention is to use the converted garage as a business, not as a bedroom.

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