



Tewkesbury Town Council

TEWKESBURY TOWN COUNCIL

PLANNING COMMITTEE

Wednesday 3rd October 2018

MINUTES

Present: Cllrs J Raywood (Chairman), C Danter (Mayor), T Walker (Deputy Mayor), S Raywood,
Also Cllrs H Burns, M Linton, plus five members of the public

1. Welcome and introductions

The Chairman welcomed everyone present and gave housekeeping announcements. Everyone present introduced themselves.

2. To receive apologies for absence

None

3. To receive declarations of interest

JR and SR – members of TTRP
TW – has an interest in items 12 and 13

4. To receive and consider requests for dispensations

None

5. Public participation *(to provide members of the public with the opportunity to comment on items on the agenda)*

A member of the public, having been aware of the meeting held at 6.00pm between the Planning Committee and Tewkesbury Borough Planning Officers, asked what the meeting was about. He was told that it was about a Supplementary Planning Document (to which he appeared to have had access, prior to the meeting) which, if endorsed and approved, would shortly be subject to public consultation.

6. To approve the minutes of the Planning Committee meeting held on 19th September 2018

Proposed – CD, Seconded – HB

Approved

7. To receive updates on matters arising from the minutes – for information only

Re. item 10, Cllr Danter has not yet been able to obtain prices to aid in budgeting for new presentational equipment.

Re. item 11, an email as agreed, has been sent in response to the South Worcestershire Development Plan and receipt has been acknowledged.

Re. item 13, the town Clerk has asked Tewkesbury Borough Council for a breakdown of items for which Section 106 funding has been earmarked.

Re. item 14, the planning officer dealing with no. 2 Barton Street has noted this committee's comments.

8. To note correspondence

Noted.

Five copies of the draft proposal for a garden village south of Tewkesbury have been delivered to the Town Hall by Gladman, as promised.

Cllr Burns has contacted councillors to raise awareness of the Community Voice conference on Conservation v Regeneration, which will take place in Birmingham on 19th-20th October 2018. Cllr Burns will be attending.

9. To receive a pre-application presentation from a representative of Tewkesbury Baptist Church with regard to proposals for a community project.

Three members of the Tewkesbury Independent Baptist Church presented proposals for a radical and exciting proposed expansion of their church premises on Station Road. Prior to the presentation, councillors were reminded of section 3.1 of the Town Council's pre-applications policy.

It was suggested that further thought might be given to car parking arrangements and also that provision of a changing places toilet might be considered.

10. Installation of cast iron air bricks into side elevation and internal alterations to allow for change of use from office to 3 no. apartments. (Revision of approved application 17/00151/LBC).

Planning Application

32 Church Street Tewkesbury Gloucestershire GL20 5PD

Ref. No: 18/00899/LBC | Received: Mon 03 Sep 2018 | Validated: Mon 03 Sep 2018 | Status: Pending Consideration

Requests for consultation

Letter reference	Date requested	Expiry date
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DC/E07000083/PF73KRQD0IP00	Mon 17 Sep 2018	Mon 08 Oct 201
Observations: No objection, subject to Conservation Officer comments.		

11. Erection of a replacement timber balcony on rear elevation.

Planning Application

3 Abbey Court Gloucester Road Tewkesbury Gloucestershire GL20 5SW

Ref. No: 18/00930/FUL | Received: Thu 13 Sep 2018 | Validated: Thu 13 Sep 2018 | Status:

Pending Consideration

Requests for consultation

Letter reference	Date requested	Expiry date
DC/E07000083/PEZNSKQDITJ00	Tue 18 Sep 2018	Tue 09 Oct 2018
Observations: No objection.		

12. Re-glazing of existing ground floor level windows on side elevation, and interior alterations to include the removal of partition walls and the provision of stud partition walls - Grade II star listed building Ref: 859-1/6/155

Planning Application

Cross House Church Street Tewkesbury Gloucestershire GL20 5AB

Ref. No: 18/00956/LBC | Received: Thu 20 Sep 2018 | Validated: Thu 20 Sep 2018 | Status:

Pending Consideration

Requests for consultation

Letter reference	Date requested	Expiry date
DC/E07000083/PFEKZFQD0IU02	Tue 25 Sep 2018	Tue 16 Oct 2018
Observations: No objection.		

13. Change of use at ground floor level from retail (use class A1) to micro pub for the sale of cask ales and craft beers and ciders for consumption on and off the premises (use class A4)

Planning Application

Cross House Church Street Tewkesbury Gloucestershire GL20 5AB

Ref. No: 18/00786/FUL | Received: Wed 01 Aug 2018 | Validated: Thu 20 Sep

2018 | Status: Pending Consideration

Requests for consultation

Letter reference	Date requested	Expiry date
DC/E07000083/PFB633QD0IU02	Tue 25 Sep 2018	Tue 16 Oct 2018
Observations: No objection		

14. To discuss the formulation of a response to the Churchdown Parish Council Neighbourhood Development Plan

Committee members were given a brief resume of the plan. This will be discussed in greater detail during the next Planning Committee meeting, on 17th October 2018.

15. To formulate a response to the proposed Supplementary Planning Document for Tewkesbury Town, in advance of the next Full Council meeting on 8th October 2018

The Planning Committee recommends to the Full Council that the SPD be endorsed, subject to the following amendments being made to the document:

- The map on page 19 is to be reworked to improve its legibility.
- On page 19, the 'Threshold areas' are to be indicated in a less visually-dominant way and annotation should be provided to explain what they are about.
- Also on page 19, the southwards-pointing green arrow is to be moved further east to coincide with the alignment of road that goes to nowhere, lying to the east of Morrison's Supermarket, rather than the west.
- On page 21, the images on the left hand side of the page are to be changed to show street-scapes that more accurately reflect Tewkesbury's character. Annotation will be added to explain why each image is there.
- On page 27 the key below the map is to be completed.

With regard to the public consultation, the Planning Committee has received advice that internet usage increases enormously during the Christmas and New Year period, when people are not rushing around and trying to meet other demands. It therefore recommends that the online components of the consultation should continue to be active into the New Year. It also suggests that, in addition to Borough Planning officers, members of TTRP and also Councillors should be offered the opportunity to sign up to a rota for manning the presentation in the Town Hall.

16. To make a preliminary examination of the Tewkesbury Borough Plan and determine what further action needs to be taken.

This document has not yet been approved for consultation but can be found amongst TBC minutes.

The maps on pages 137-8 were discussed and members urged to look at the document in greater detail at their leisure.

It was suggested that the Committee should invite a member of the TBC planning policy team to come and talk to the Council about it.

There being no further business, the meeting closed at 9.11pm.

Chairman's signature

Date