



## TEWKESBURY TOWN COUNCIL PLANNING COMMITTEE

**Wednesday 12<sup>th</sup> July 2023**

To: Cllr. Joanne Raywood, Cllr. Simon Raywood, Cllr Alan Hayes, Cllr. Paul Jones, Mr Ryan Maggs and Mr Richard Carey

You are summoned to a meeting of the Planning Committee, to be held in the Court Room,  
Tewkesbury Town Hall, on

**Wednesday 12<sup>th</sup> July, at 7.30 pm.**

**Members of the public and press are welcome to attend.**

Debbie Hill  
Town Clerk  
5<sup>th</sup> July 2023

## AGENDA

1. **Welcome.**
2. **To receive apologies for absence**
3. **To receive declarations of interest**
4. **To receive and consider requests for dispensations**
5. **Public participation** *(to provide members of the public/press with the opportunity to comment on items on the agenda or raise items for future consideration. In accordance with Standing Orders this will not exceed 12 minutes in total and 3 minutes per person)*
6. **To approve the payments list**
7. **To approve the minutes of the Planning Committee meeting held on 28<sup>th</sup> June 2023**
8. **To receive updates on matters arising from the minutes – for information only**
9. **To note correspondence**

10. **To receive the Borough Councillor's report (if applicable)**
11. **Replacement windows and door fanlight on front elevation**  
Planning Application  
First Choice Recruitment Service 62 High Street Tewkesbury Gloucestershire GL20 5BJ  
Ref. No: 23/00513/LBC
12. **Replacement of brickwork.**  
Planning Application  
5 Barton Street Tewkesbury Gloucestershire GL20 5PP  
Ref. No: 23/00570/LBC
13. **Alterations to Shopfront**  
Planning Application  
105 High Street Tewkesbury Gloucestershire GL20 5JZ  
Ref. No: 23/00536/LBC
14. **Replacement of external fascia/fascia board.**  
Planning Application  
153 High Street Nail Express Tewkesbury Gloucestershire GL20 5JP  
Ref. No: 21/01023/LBC
15. **Redecoration of front elevation**  
Planning Application  
Ground Floor Front 17 Church Street Tewkesbury Gloucestershire GL20 5PD  
Ref. No: 23/00534/LBC
16. **Alterations to existing fascia**  
Planning Application  
107 High Street Tewkesbury Gloucestershire GL20 5JZ  
Ref. No: 23/00539/LBC
17. **Signage removal and awning removed**  
Planning Application  
106 High Street Tewkesbury Gloucestershire GL20 5JZ  
Ref. No: 23/00537/LBC
18. **Removal of existing awning and replacement with traditional style fascia and awning**  
Planning Application  
The Card Rack 111 High Street Tewkesbury Gloucestershire GL20 5JY  
Ref. No: 23/00541/LBC
19. **Replacement of existing ally roof with standing seam zinc roof. Installation of door & stud partition to ally.**  
Planning Application  
The Wheatsheaf 132 High Street Tewkesbury Gloucestershire GL20 5JR  
Ref. No: 23/00553/LBC
20. **Erection of six raised bedroom patios and replacement of a wooden decking with a patio (Retrospective).**  
Planning Application

Tewkesbury Park Golf And Country Club Lincoln Green Lane Tewkesbury Gloucestershire GL20 7DN

Ref. No: 22/00520/FUL

**21. Redevelopment of former Healings Mill Offices, demolition of no3 Quay Street and erection of 3 apartments and 3 townhouses, and refurbishment of no4 Quay Street for 3 apartments.**

Planning Application

4 Quay Street Tewkesbury Gloucestershire GL20 5BE

Ref. No: 23/00559/FUL

**22. Proposed two storey front extension**

Planning Application

Unit 5502 Shannon Way Tewkesbury Business Park Tewkesbury Gloucestershire

Ref. No: 23/00562/FUL

**23. To note any additional information on the Planning Portal regarding applications to which this committee has already responded, and agree further actions**

**24. To note any additional applications on the Planning Portal which will expire before Wednesday 12<sup>th</sup> July 2023 and agree further actions**

**25. To note the decisions made in June 2023, in respect of planning applications to Tewkesbury Borough Council**

**26. To consider what content we would want to place on the Planning Committee's page on the Town Council's website (deferred from 28<sup>th</sup> June)**



## TEWKESBURY TOWN COUNCIL PLANNING COMMITTEE

Wednesday 28<sup>th</sup> June 2023

Present: Cllrs. J Raywood, S Raywood, P Jones, M Dimond-Brown and Mr R Maggs

In attendance: none

### MINUTES

- P.23/24.079 Welcome.**  
The chairman welcomed everyone at 7.35pm when the meeting began.
- P.23/24.080 To receive apologies for absence**  
Cllr A Hayes  
Mr R Carey
- P.23/24.081 To receive declarations of interest**  
Items 12 & 13 (P.23/24.190 & P.23/24.191) Trustee of The Friends of Tewkesbury Abbey and also Trustee of The Tewkesbury Almshouses Trust  
Item 15 (P.23/24.093) - Cllr S Raywood, employed by the Planning Inspectorate  
Item 15 (P.23/24.093) – Cllr M Dimond-Brown (member of TBC Planning Committee)
- P.23/24.082 To receive and consider requests for dispensations**  
None
- P.23/24.083 Public participation** *(to provide members of the public/press with the opportunity to comment on items on the agenda or raise items for future consideration. In accordance with Standing Orders this will not exceed 12 minutes in total and 3 minutes per person)*  
None
- P.23/24.084 To approve the minutes of the Planning Committee meeting held on 14<sup>th</sup> June 2023**  
Proposed by Cllr Jones and seconded by Mr Maggs  
It was resolved to **approve** the minutes.
- P.23/24.085 To receive updates on matters arising from the minutes – for information only**  
Re. **P.23/24.010** - There has been no further information forthcoming on 23/00287/LBC.  
Re. **P.22/23.392** - There has been no further information forthcoming on 22/00462/LBC.  
Re. **P.23/24.073** – The Town Clerk has written to Tewkesbury Borough Council, as requested.

**P.23/24.086 To note correspondence**

Response from Laurence Robertson MP to the chairman's email

I understand the concerns you re expressing. Of course, there are now some questions regarding the future of the Garden Town due to the change in leadership on the Borough Council. Initially, my support for it was conditional on its not making the prospects of flooding worse, and that improvements were made to the A46.

On this latter point, I am disappointed that adequate proposals have not been made to increase the capacity of the road. Rather, the County Council, encouraged by National Highways, appear to be favouring a half-baked by-pass scheme which would see J9 reduced to a two-way junction. Such a proposal would ignore the needs of the local communities. I am strongly opposing this possible proposal and held a debate in Parliament recently to discuss it. I digress.

The River Severn Group I belong to is active, but I think we need to do more in ensuring that, for example, Severn Trent provides the capacity for drainage and water services, so that the prospects of flooding do not become worsened. In the last year, the Tewkesbury constituency has had development which is four times the constituency average, and this is in a flood risk area. This is a point I am making to government, and the local planning authority needs to ensure that building only takes place where it is appropriate to do so. Obviously, the Planning Inspectorate has a large role to play in this as well.

I will think further on this matter and see what else we can do to protect our area, while at the same time ensuring that we enjoy the necessary growth.

A rather long email received from Ian Parker (Save our Lanes) will be circulated to all councillors.

**P.23/24.087 To receive the Borough Councillor's report (if applicable)**

- Active Travel England will now be a statutory consultee for all large developments.  
<https://www.gov.uk/government/organisations/active-travel-england>
- During the two TBC Planning Committee meetings that have been held since the elections planning officers have been challenged to be (a) more sensitive to the green belt, and (b) more sensitive to NDPs and take them into greater consideration of them when recommending decisions.
- TBC councillors Bowman, Dimond-Brown, Sztymiak and Workman will meet with Borough Planning Officers next week to discuss the situation regarding Healings Mill.

**P.23/24.088 Single storey rear extension (retrospective in part) .**

Planning Application

1 Digby Drive Mitton Tewkesbury Gloucestershire GL20 8AH

Ref. No: 22/00619/FUL

**Observations:**

No objection

**P.23/24.089 Separation of units 50 and 51 at ground floor level, change of use to Class C3 of ground floor of unit 50. Associated repairs and alterations. Demolition of C20 extension to rear. Repairs and alterations**

Planning Application

British Legion Club 50 Church Street Tewkesbury Gloucestershire GL20 5SN

Ref. No: 23/00510/FUL

Also Ref. No: 23/00511/LBC

**Observations:**

The Town Council wishes to know whether the occupants of number 50 will have a right of access on a permanent basis through the garden of number 51 in order to make their bins accessible for collection and for fire exit purposes. Other than that, we have no objections.

Cllr J Raywood left the room at this point in the meeting.

**P.23/24.090 Tewkesbury Abbey has been granted funding by the Home office for external CCTV to cover the building and grounds of the Abbey. To cover the North transept back door of the Abbey and the back of the Visitor center / Tea Room area, it is required to place the cameras on the Alms House trust building. The cameras will be colour matched to the stone / brick surrounding area and the black cables will discretely run along the building back to a pre existing cable run over to the Visitor Center.**

Planning Application

Russells Alms Houses Church Street Tewkesbury Gloucestershire GL20 5RZ

Ref. No: 23/00491/LBC

**Observations:**

No objection, subject to the opinion of the Conservation Officer.

**P.23/24.091 Tewkesbury Abbey would like to install 20 external CCTV cameras as part of a Home Office Security Grant scheme. There would be 3 attached to Alms House Building, 15 attached to the main Abbey building and 2 to the Visitor center / Parish Hall building. The cameras would be colour matched to the surrounding stone / brick colour and the wiring would be ran discretely back to pre existing cable runs. The wiring comes in three colours grey, black and white which will be decided as to which will be suitable in the different locations. The cameras will either be attached via a bracket over the top of the parapet or in mortar joints.**

Planning Application

Abbey Office Church Street Tewkesbury Gloucestershire GL20 5RZ

Ref. No: 23/00490/FUL

**Observations:**

No objection, subject to the opinion of the Conservation Officer.

Cllr J Raywood returned to the meeting at this point.

**P.23/24.092** **New Sign Writing on fascia**  
Planning Application  
7 Church Street Tewkesbury Gloucestershire GL20 5PA  
Ref. No: 23/00519/LBC

**Observations:**

No objection

Cllr S Raywood left the room at this point in the meeting.  
Cllr M Dimond-Brown remained in the room as an observer.

**P.23/24.093** **Residential Development (up to 165 dwellings), associated works, including infrastructure, open space, landscaping and pumping station. Construction of a new vehicular access from Mythe Road and demolition of existing structures.**  
Planning Application  
Land East Of Mythe Road, Tewkesbury  
Ref. No: 22/00610/OUT

Using the Town Council's earlier response from 2022, the current proposals were assessed to see whether the concerns previously expressed are still valid. It was found that many of them are. The amended response will be tidied up and agreed by committee members via email, before being presented to Full Council for approval on July 10<sup>th</sup>. The Town Clerk will be asked to inform the Borough that we intend to submit a formal response during the week beginning 10<sup>th</sup> July.

Towards the end of this discussion councillors agreed unanimously to extend the meeting by 15 minutes.

At this point in the meeting Cllr S Raywood returned to the room.

**P.23/24.094** **Change of paint colour on front elevation ground floor level**  
Abbey Tea Rooms 59 Church Street Tewkesbury Gloucestershire GL20 5RZ  
Ref. No: 23/00454/LBC

**Observations:**

No objection

**P.23/24.095** **Proposed Single storey rear extension with garage conversion with proposed garden fence**

Planning Application  
85 York Road Tewkesbury Gloucestershire GL20 5HB  
Ref. No: 23/00505/FUL

**Observations:**

Objection. The Town Council requires further information with regard to how the proposed fencing will affect visibility at the junction of York Road and Richard Place. The Town Council would also like confirmation that on-site parking space is adequate.

**P.23/24.096 To note any additional information on the Planning Portal regarding applications to which this committee has already responded, and agree further actions**  
None

**P.23/24.097 To note any additional applications on the Planning Portal which will expire before Wednesday 12<sup>th</sup> July 2023 and agree further actions**  
None

**P.23/24.098 To consider what content we would want to place on the Planning Committee's page on the Town Council's website**  
Deferred

The meeting ended at 9.50pm.

Chairman's signature

12<sup>th</sup> July 2022





### Planning outcomes in June 2023 for applications to Tewkesbury Borough Council.

Planning Reference	Description	Location	Outcome
23/00428/FUL	<b>Retrospective application for the provision of a single storey rear extension, a dormer window, recladding and the re-laying of an existing patio</b>	15 Tretawn Gardens Newtown	<b>Permit</b>
23/00393/FUL	<b>Rear single storey extension</b>	10 Milne Pastures Ashchurch	<b>Permit</b>
23/00415/CLP	<b>Proposed siting of a caravan for use incidental to the main dwelling at 2 Battle Road</b>	2 Battle Road	<b>Grant certificate</b>
23/00351/FUL	<b>Change of shop front</b>	23 - 24 High Street	<b>Permit</b>
23/00296/LBC	<b>Alterations to shop frontage and erection of new fascia board.</b>	23 - 24 High Street	<b>Consent</b>
23/00345/NMA	<b>Non material amendment to planning application 22/00753/FUL to allow for fully glazing the rear extension gable</b>	24 Carrant Road Mitton	<b>Permit</b>
23/00330/LBC	<b>Installation of individual lettering (fascia) and provision of new hanging sign on existing bracket.</b>	Flat 84 - 85 Church Street	<b>Consent</b>
23/00323/FUL	<b>Demolition of existing conservatory and erection of a two storey side extension. Erection of a single storey front and side extension and erection of a raised patio.</b>	55 Tirl Bank Way Newtown	<b>Permit</b>
23/00289/LBC	<b>Alterations to the staircase and replacement and installation of cast iron finials.</b>	Flat 6 Barton Street	<b>Consent</b>
22/01366/FUL	<b>Erection of a single storey rear extension.</b>	Watendlath Old Manor Lane Mitton	<b>Permit</b>
22/01246/FUL	<b>Erection of a single storey side and rear extension</b>	21 Theocs Close	<b>Permit</b>

22/01221/FUL	<b>Construction of a plant room to house 2 combined heat power units and the installation of LPG tanks (Part Retrospective)</b>	Tewkesbury Park Golf and Country Club Lincoln Green Lane	<b>Permit</b>
22/00004/CONDIS	<b>Application for approval of details subject to condition 3 (archaeological work) of the planning application ref number 16/01175/FUL</b>	66 High Street	<b>Partial discharge</b>
21/01473/FUL	<b>Erection of 1no. dwelling.</b>	13 East Street	<b>Permit</b>
19/00687/LBC	<b>Alteration &amp; conversion works associated with the proposed change of use of buildings to dwellings.</b>	69 - 70 High Street	<b>Consent</b>
19/00686/FUL	<b>Proposed change of use of offices to a mixture of 7no. one, two and three bedroom flats with conversion of outbuildings to provide two dwellings.</b>	69-70 High Street	<b>Permit</b>