

Present: Councillors E Simons (Vice Chairman), D McGirr, Mrs C Allen, S Anderson, Ms E Lord, J K Hall (ex officio)

Also, in attendance Clerk Mrs J Cree and SSDC Cllr P Harrison

1. APOLOGIES FOR ABSENCE

Apologies of absence were received from Councillors K Hosell (Chairman), P Wooddisse, K Slade and G Sisley.

2. TO RECORD MEMBERS DECLARATIONS OF PECUNIARY INTEREST

None were declared.

3. TO APPROVE THE MINUTES OF THE PREVIOUS MEETING HELD ON THE 11<sup>th</sup> OCTOBER 2023

The minutes of the meetings held on the above dates were approved and signed as a true record of the proceedings of that meeting.

4. TO NOTE ANY ENFORCEMENT / CORRESPONDANCE MATTERS RECEIVED

The White Hill site for new houses should be commencing on w/c 4<sup>th</sup> December 2023.

5. PLANNING APPLICATIONS

SCC/23/0139/FULL-MIN Staffordshire County Council - Roundhill Anaerobic Digestion Facility, DY7 6PX  
23/00904/COM Severn Trent Water Authority Roundhill Sewage Treatment Works Gibbet Lane Whittington  
Erection of a lightning mast at the existing anaerobic digestion plant.

**Recommend Approval**

23/00351/FULHH 4 Cedar Gardens Kinver  
Replacement of a retaining wall, levelling of the garden/ re-landscaping it, and replacement fence on top of retaining wall

**Recommend Approval subject to sympathetic landscaping.**

23/00786/COU Iverley Park Farm Norton Road Iverley  
To change partial use of an agricultural field into secure dog park and a outdoor horse riding arena.

**Recommend Approval subject to the land remains in the greenbelt if the menage and dog walking area do not continue. There should be no lighting and should only be run in daylight hours.**

23/00861/TREE Ashwood Marina Limited Ashwood Marina Ashwood Lower Lane Ashwood  
Staffs & Worcs Canal Conservation Area: G1, Tilia spp. (Limes) x 10 - Re-pollard to previous pruning points. T1, Fraxinus spp. (Ash) - Dismantle and remove. T2, Acer spp. (Field Maple) - Crown reduction by up to 3 metres.

**Recommend Approval**

23/00553/FUL Completelink Limited The Coach House Nursing Home Wolverhampton Road Prestwood  
Replacement and enlargement of existing entrance (following vehicle damage) to include new entrance access / foyer / reception / office / toilet / hairdresser and new ancillary space for new laundry and staff facilities

**Recommend Approval**

23/00638/FULHH Viewbank Church Hill The Compa Kinver  
Single storey front and side extensions

**Recommend Approval**

23/00608/FUL Land Adjacent 26 Dark Lane Kinver  
Proposed 3 bedroom detached bungalow

**Recommend Refusal on the grounds that it is over-development of the plot, not enough parking for the proposed size of development. The access to the property is down a narrow track. We are concerned that the 'Grass Paddock area' is arable agricultural land, and this should not be included in this application as it is not in the building lined area and should not make the building plot look bigger than it is or have extra amenity space.**

**A building management plan needs to be in place if the application is approved and strictly adhered to.**

23/00903/FULHH 12 Chantry Road New Wood  
Single storey rear extension

**Recommend Approval**

23/00740/FUL Holloway House Farm Ashwood Lower Lane Ashwood  
Conversion of workshop and stables to create 2 residential units

**Recommend Approval**

23/00902/FULHH Lydiates House Lydiates Farm Beacon Lane Kinver  
Removal of existing balcony, two storey rear extension, reduction in width and height of existing rear gable. Alteration to external facing materials

**Recommend Approval**

23/00805/FUL 14 Hampton Grove Kinver  
Erection of 1No. detached 4 bed split level bungalow on part of land fronting an existing detached bungalow.

**Recommend Approval**

Licensing re Variation Application for Cross Inn @ Kinver PL0257 – **No objection**

6. PLANNING DECISIONS REACHED BY SOUTH STAFFORDSHIRE DISTRICT COUNCIL

The Planning decisions are set out as appendix 1 to these minutes were noted.

7. APPEALS AND NOTIFICATIONS

The following appeals had were noted:-

Site Address: Kingsford House, Kingsford Lane, Kinver - Description of development: Replacement of existing stables and garage with new garage and ancillary building Application reference: 22/01170/FUL Appellant's name: Mr G. Pargeter Appeal reference: APP/C3430/D/23/3325235 Appeal start date: 31 October 2023

Site Address: Saunders Brothers Salvage Prestwood Drive, Stourton - Description of development: Retrospective application for the siting of 31 containers for self-storage - Application reference: 22/00727/FUL Appeal reference: APP/C3430/W/23/3326541 Appeal start date: 31 October 2023

Site Address: Former Royal British Legion site, off Sterrymere Gardens, Kinver - Description of development: Completion of demolition of derelict, former social club. Construction of new residential apartment block Application reference: 21/01290/FUL Appeal reference: APP/C3430/W/23/3326619 Appeal start date: 7 November 2023

8. TO CONTINUE TO DISCUSS THE NEXT STEPS OF KINVER'S NEIGHBOURHOOD PLAN FOLLOWING ITS ADOPTION AND IMPACT IN PLANNING RESPONSES

The Chairman and Cllr Ms E Lord are working on preparing templates to be used.

In relation to the additional proposed site development at White Hill, phase 2, discussions will be on going with the developer in relation to the site being developed in line with the Neighbourhood Plan.

9. ITEMS FOR FUTURE AGENDA

S106 projects for future developments.

10. DATE OF NEXT MEETING

The date of the next meeting is the 13<sup>TH</sup> December 2023 at 7.00pm.

11. RECOMMENDATIONS TO THE PARISH COUNCIL

There were no recommendations to the Council, planning recommendations were sent directly to South Staffordshire District Council.

Appendix 1 to the minutes of the Planning and Development Committee held on the 15<sup>th</sup> November 2023

23/00405/COND Comment	The Cross Inn Church Hill The Compa Kinver  Discharge of Conditions - 4 - Secure the stability and safety of those parts of the building and surrounding site which are to remain. 5 - Submission of a written scheme of archaeological investigation	App.	No
23/00664/FULHH	Woodside Dunsley Drive Kinver Extension to living room at rear of existing semi detached house.	App.	Rec App.
23/00613/TTREE	Beaufort House Hunters Ride Lawnswood Comments. TPO No. 38/1979: T1, T2 and T3, Castanea spp. (Sweet Chestnut x 3) - Dismantle and remove. T4, Prunus spp. (Cherry) - Dismantle and remove.	App.	
23/00577/FULHH	17-18 Foster Street Kinver Demolition of existing conservatory and erect proposed sun lounge.	App.	Rec App.
23/00751/VAR	Land At Lawnswood Drive Lawnswood Application Reference Number: 21/00283/FUL Date of Decision: 14/05/2021 Vary the wording of conditions 8 (boundary treatment) and 9 (landscaping) from prior commencement to prior to occupation.	App.	Rec Ref.
23/00697/TTREE	7 Covers Lane Prestwood TPO No. 77/1985: Unidentified broadleaf species - dismantle and remove	App.	Comment
23/00590/TTREE	15 Cedar Gardens Kinver TPO No. 19/1965: Tilia spp. (Lime) - Re-pollard	App.	Rec App.
23/00526/TTREE	6 Boundary Lane Prestwood TPO No. 77/1985: Pinus spp. (Scots Pine) - Dismantle and remove	App.	Rec Ref.
23/00300/FULHH	Hérons Reach Ashwood Lower Lane Ashwood Erection of single storey side extensions with front dormers and a single storey rear extension.	App.	Rec Ref.
23/00714/FULHH	2 New Wood Close New Wood Ground floor extension connecting dwelling to existing detached garage, kerb cut to access parking	App.	Rec App.
23/00661/FULHH	Lothlorien The Compa Kinver Proposed extension above existing garage block to form music room and Annex for visiting family Extension includes solar panels	App.	Rec Ref.
23/00552/FULHH	115A High Street Kinver Replace 5 windows to property	Ref.	Rec Ref.
23/00248/FUL	Prestwood House Wolverhampton Road Prestwood Temporary change of use of the building (until December 2024) for use of the site as an HMO for up to 15 residents.	App.	Rec App.
23/00566/FUL	Land Between 199 And 201 Enville Road Kinver Proposed new build detached four bedroom dwelling	App.	Rec App.
23/00812/LUP	Cherry Tree Cottage Whittington Hall Lane Kinver Use of land for siting a mobile home for use ancillary to the main dwelling.	Ref.	

06/11/2023

15/11/2023