

MINUTES OF A MEETING OF THE PLANNING AND DEVELOPMENT COMMITTEE OF KINVER PARISH COUNCIL HELD ON 24<sup>TH</sup> JULY 2019 AT 95 HIGH STREET, KINVER.

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Present: Councillors: Mrs C Allen (Chairman), Miss V Webb, G Sisley, P Wooddisse, S Anderson.

1. APOLOGIES FOR ABSENCE

Apologies were received from Cllrs JK Hall (Vice Chairman), H Rogers, Mrs M Rogers and E Simons due to other commitments.

2. DECLARATIONS OF PECUNIARY INTEREST

None were declared

3. MINUTES OF THE PREVIOUS MEETING

The minutes of the meeting held on 3<sup>RD</sup> July 2019 were approved and signed as a true record of the proceedings of that meeting.

4. MATTERS ARISING FROM PREVIOUS MINUTES

None were reported.

5. PLANNING APPLICATIONS

19/00505/FUL            2 Heather Drive, Kinver  
Extension and conversion of existing bungalow

**Recommend Approval**

19/00490/FUL            Pony Paddock, the Compa, Kinver  
Replacement of existing workshop / log cabin with new dwelling, removal of stables, tack and hay barn

**Recommend Refusal on the Grounds that this would be a totally new building in the Greenbelt, it also is contrary to Greenbelt Policy (GB1) and is with the conservation area. There are no special circumstances to allow this development and a large development will be starting in Kinver shortly with affordable housing as per the SAD documents.**

19/00467/VAR            Land on the East Side of Hyde Lane, Kinver  
Variation of condition 3

**Recommend Approval**

19/00504/FUL            13 Willow Road, Kinver  
2 storey house extension

**Recommend Approval**

19/00509/FUL            1 Hill Farm Barns, Church Hill, Kinver  
Erection of balcony structure and cladding of walls

**Recommend Approval**

19/00550/TREE-T        Beech Trees, James Street, Kinver  
Fell 5 conifers

**We have no objection to this application.**

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19/00522/TREE\_T 5 Hampton Grove, Kinver  
Removal and crown lifting Silver Birch trees

**It was agreed to refer this application to Steve Dores, and make comment that we would rather see as many trees as possible remaining and crown lifted rather than removed.**

The Crown, Iverley Licensing application

**Recommend approval subject to all entertainment being confined to the brick building of the establishment. The closure times in the week should be reduced to 11pm and Friday and Saturday evenings 12am. This will lessen the impact on the surrounding neighbours.**

**We note that there is outstanding enforcement action 18/00733 relating to a temporary marque / tepee, we would like this matter to be resolved before a new licence is issued.**

The Constitutional Club, Kinver – licensing application

**No objection**

6 PLANNING DECISIONS REACHED BY SOUTH STAFFORDSHIRE DISTRICT COUNCIL

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

7. ENFORCEMENT MATTERS

Updated register attached as appendix 2 to these minutes. An email was sent to Lucy Macdonald relating to Kings Lodge, copy of the response circulated with the agenda papers.

8. ITEMS FOR FUTURE AGENDA

Closing date for items for the next agenda is 20<sup>th</sup> August 2019.

9. DATE OF NEXT MEETING

The date of the next meeting was noted as **Wednesday 28<sup>th</sup> August 2019** at 7.00pm.

10. RECOMMENDATIONS TO THE PARISH COUNCIL

There were no recommendations to the Parish Council.

Appendix 1 to the minutes of the Planning and Development Committee held on the 24<sup>th</sup> July 2019

Application Number	Description	SSDC KPC
19/00101/FUL	5 Brockleys Walk, Kinver Extend and create separate dwelling	App. Rec App.
19/00371/FUL	111 Hyperion Road, Stourton Bay Window	App. Rec App.

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Appendix 2 to the minutes of the Planning and Development Committee held on the 24<sup>th</sup> July 2019

<b>Enforcement register - Live issues</b>				
MEETING	REF NO.	PROPERTY	DESCRIPTION	ACTION
JULY	18/00183/UNCO U	HEATH BARN, WHITTINGTON	ALLEGED MOTO CROSS ACTIVITY	
JULY	18/00462/ENQ	Owl Roost, 4 Dunsley Hall Farm Barns, Dunsley,	Issues relating to the landscape border	
AUGUST	18/00522/UNDE V	Prestwood Drive	Siting of a caravan being used for residential	
OCTOBE R	18/00611/UNDE V	POTTERS CROSS POST OFFICE,	ALLEGED CREATION OF DECKING AND SEATING AREA	
OCTOBE R	18/00633/UNCO U	BRIDGNORTH ROAD, STOURTON	ALLEGED USE OF BIKES AT QUARRY	
AUGUST	18/00733/UNDE V	Crown Inn, Iverley	Erection of Marquees	
JANAURY	19/00035/UNDE V	7 Roundhill Farm	Static caravan in rear of garden being used for residential, dogs barking etc	
Feb-19	19/00089/UNCO U	23 DUNSLEY ROAD, KINVER	ALLEGED RUNNING OF BUSINESS FROM RESIDENTIAL PROERTIES	
Feb-19	19/00104/ENQ	64 BRIDGNORTH RD	REAR EXTENSION QUERY	
Feb-19	19/00114/UNCO U	8 ROUNDHILL FARM	UNAUTHORISED CHANGE OF USE FROM AGRICULTURAL LAND TO RESIDENTIAL GARDEN	
Feb-19	19/00120/UNCO U	COUNTY LANE IVERLEY	ALLEGED CLEARING OF GRENBELT LAND OF TREES AND VEGIATION AND CREATION OF TARMAC ROAD	
Mar-19	19/00132/UNDE V	LYDIATES COTTAGE, BEACON LANE, KINVER	ALLEGED ERECTION OF LARGE SHED 200FT LONG AND 4M HIGH	
Mar-19	19/00140/UNCO U	THE DUTCH BARN, BEACON LANE, KINVER	ALLEGED USE OF A LAND AS DOG TRAINING	
Mar-19	19/00151/UNDE C	6 ROUND HILL FARM, WHITTINGTON HALL LANE	ALLEGED ERECTION OF CCTV TO THE FRONT AND REAR PROPERTY OVERLOOKING INTO GARDENS	

Mar-19	19/00161/UNCO U	STREET RECORD EDGE VIEW WALK	ALLEGED - RUNNING BUSINESS FROM RESIDENTIAL PROEPRTY	
Mar-19	19/00168/BOC	42 STONE LANE	CHECK PERMISSIONS FOR BALCONY USE	
Mar-19	19/00205/FLY TIP	LAWNSWOOD ROAD	FLY TIPPING	
MARH 2019	19/00232/UNCO U	HIGHLOADGE CAR HOME	STATIC CARAVAN BEING USED FOR LIVING ACCOMMODATION	
MARCH	19/00245/LITTER	BRIDGNORTH ROAD, STOURTON	ALLEGED LITTERING FROM VEHICLE	
<b>No longer on list but no action against notified</b>				
JULY	17/00178/UNDE V	Pony Paddock, The Compa, Kinver	- Issue is the erection and use of outbuildings without planning permission (planning permission refused by us and dismissed on appeal) Planning application	waiting for owner to submit planning application.
MAY	17/00242/UNDE V	Friars Gorse Water Tower, Lawnswood Drive, Lawnswood	Erection of Mobile Phone Mast.Pre App 2012 - 12/00027/PREAPP Application Withdrawn 2012 - 12/00162/FUL	Falls within Permitted Development therefore no planning permission required.
JUNE	17/00268/UNDE V	Stapenhill Lodge, Stourton	Development commenced without planning permission	Ongoing
JUNE	17/00277/UNDE V	Rose Meadow Farm, Prestwood	Gypsy site moved on large static caravan.	formal action to be taken
AUGUST	17/00407/UNCO U	Highdown Nursery, Sugarloaf lane, Iverley	Using premises as a tip	Investigation ongoing with EA
AUGUST	17/00437/UNCO U	Brabazon, Prestwood Drive, Stourton	Alleged - Change of use of outbuilding to residential accommodation.	Planning Contavetntion Notice required.
AUGUST	17/00438/UNSIG	Street Record, Sugarloaf Lane, Iverley	Signs for 'Sugarloaf Horse	Final letter sent requesting removal of sign by the 05.03.18
SEPTEMBER	17/00465/UNDE V	Auraveda, 41 High Street, Kinver	Building painted pink	Awaiting legal view to see what legislation can be used to prosecute
SEPTEMBER	17/00479/UNDE V	5 Dunsley Road, Kinver	Alleged - Unauthorised extensions	

JANUARY	18/00032/BOC	Stourton Court, Stourton	Conditions check required on the building	investigation ongoing
JANUARY	18/00042/BOC	Waterworks House, Mill Lane, Kinver	Breach of conditions 4,5,6,7 and 9	
JANUARY	18/000555/BOC	Grey House, Dark Lane, Kinver	Vehicles causing obstruction on the dangerous bend in Dark Lane and Hawthorn Way	investigations ongoing
FEBRUARY	18/00078/FLY TIP	Lawnswood Road, Lawnswood	Fly tipping and litter - possible evidence taken	investigation ongoing
FEBRUARY	18/00094/UNDEV	Snelgrove, The Cliff, Kinver	Alleged unauthorised extension large wrap around flat roofed breeze block extension at the rear	investigation ongoing site visit made
FEBRUARY	18/00103/UNDEV	Iverley House Farm, Sugarloaf Lane, Iverley	Possible rebuilding brick barn for living accommodation	investigation ongoing site visit made
MARCH	18/00177/FLY TIP	Kingsford Lane, Kinver	Fly tipping on lane	
APRIL	18/00221/FLY TIP	Spar Stores, High Street	Fly tipping by the bin	
APRIL	18/00220/boc	Evrite, Remlane Lodge, Bridgnorth Road, Stourton	Breach of conditions 4,5,6,7 and 9	
APRIL	18/00103/UNDEV	Iverley House Farm, Sugarloaf Lane, Iverley	Barns being rebuilt for dwellings possibly	
MAY	18/00302/undev	Sugar Loaf Lane	Erection of building	
MAY	18/00338/UNDEV	Bridge over over, Nr The Anchor, Dark Lane, Kinver	Unauthorised bridge works	
JUNE	18/00391/UNDEV	2 NEW COTTAGES, PRESTWOOD	ERECTION OF FENCE OVER 2M-	
JULY	18/00015/UNCOU	1 CASTLE MEWS, STOURTON	Unauthorised catering business operating from property	
JULY	18/00407/FLY TIP	DOCTORS LANE, ASHWOOD	LITTERING CAUGHT ON TRAIL CAM	
JANUARY	18/00006/UNDEV	3 Hampton Grove, Kinver	Unauthorised building works	
JANUARY	18/00015/UNCOU	1 Castle Mews, Bridgnorth Rd, Stourton	Unauthorised catering business operating from property	
MARCH	18/00151/BOC	Lawnswood Road, Lawnswood	Housing development - filling in the stream at the rear of Hunters Rise, blocking the drains	
APRIL	18/00255/undev	Sugar Loaf Lane	Erection of stables on land	
MAY	18/00341/FLYTIP	Doctors Lane, Ashwood	Fly tipping	
JUNE	18/00370/FLY TIP	WHITTINGTON HALL LANE	FLY TIPPING	
JULY	18/00006/UNDEV	3 HAMPTON GROVE, KINVER	UNAUTHORISED BUILDING WORKS	

JULY	18/00187/UNDE V	REAR OF FORMER WHITTINGTON SERVICE STATION	ALLEGED BUILDING WORK TAKING PLACE	
JULY	18/00205/FLY TIP	DOCTORS LANE, ASHWOOD	FLY TIPPING	
JULY	18/00275/BOC	DARK LANE, KINVER	ALLEGED DEVELOPMENT DARK LANE CUTTING TREES	
JULY	18/00438/UNDE V	ACORNS, LAWSNWOOD DRIVE, LAWNSOOD	METAL RAILING ERECTED 1.8M TO 2M AROUND PROPERTY CAUSING VISUAL ISSUES FOR DRIVERS	
JULY	18/00452/UNDE V	The Stables, Stourton Court, Bridgnorth Road, Stourton	Unauthorised fencing	
JULY	18/00455/ENQ	Acorns, Lawnswood Drive, Lanwswood	Alleged security fence built around property blocking vision onto the road	
JULY	18/00435/UNCO UH	Saunders Brothers, Prestwood		
AUGUST	18/00486/BOC	Compa Cottage, Comber Road, Kinver	Change of window	
AUGUST	18/00484/UNDE V	Acorns, Lawnswood Drive, Lanwswood	Erection of 7ft fence	
AUGUST	18/00518/FLYTIP	Prestwood Drive	Fly tipping	
SEPTEMBER	18/00571/UNSIG	Dunsley Drive, Kinver	Unauthorised advert	
SEPTEMBER	18/00584/UNSIG	THE COMPA	UNAUTHORISED ETSTAE AGENTS SIGNS	
JULY	18/00585/TIDY- UP	8 FAIRFIELD DRIVE, KINVER	UNTIDY LAND	
JULY	18/00446.UNCO U	FIELD HOUSE, NORTON ROAD, IVERLEY	ALLEGED UNAUTHROISED DEVELOPMENT AT THE REAR OF THE PROEPRTY	
JULY	18/00448/TIDYU P	The Royal British Legion, High Street, Kinver	Empty derelict building - unsafe roof	
JULY	18/00470/BOC	Rose Meadow Farm, Prestwood	Breach of conditions 4,5,6,7 and 9	
SEPTEMBER	18/00570/UNSIG	Enville Road, Kinver	Unauthorised advert	
SEPTEMBER	18/00580/ABV	Kidderminster Rd, Whittington	Abandoned agricultural trailer between Doctors Lane, ashwood Lower Lane	
SEPTEMBER	18/00590/FLYTIP	WOLVERHAMPTON RD, PRESTWOOD	FLYTIPPING ROOF TILES	
SEPTEMBER	18/00596/UNDE V	38 WHITE HILL KINVER	BOUNDARY FENCE ISSUES	
SEPTEMBER	18/00602/BOC	THE GREY HOUSE, DARK LANE, KINVER	REMOVAL OF TREES BREACH OF PLANNING	



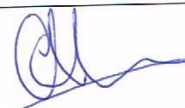
OCTOBER	18/00621/UNDEV	HOLLOWAY HOUSE, ASHWOOD	ALLEGED SITING OF A MOBILE HOME FOR RESIDENTIAL	
OCTOBER	18/00660/ENQ	DARK LANE, KINVER	ALLEGED BUILDING OF A FURTHER DWELLING	
OCTOBER	17/00542/UNDEV	The Stables, Bridgnorth Rd	Unauthorised drainage and sewerage system at development	
JUNE	18/00392/UNSIG	LAND AT PRESTWOOD DRIVE, PRESTWOOD	UNAUTHORISED ADVERTISEMENT	
JULY	18/00236/FLYTIP	GOTHERSLEY, CHECKHILL ROAD	FLY TIPPING	
JULY	1800401/ENQ	12 HOLLY CLOSE, KINVER	BUILDING OF CARPORT	
JULY	18/00472/ENQ	Street Record, Greensforge Lane, Stourton	Alleged intention to develop Owls Nest Cottage on the Southern	
AUGUST	18/00773/FLYTIP	Sugarloaf Lane, Iverley	Flytipping asbestos	
SEPTEMBER	18/00603/UNDEV	17 HILLBORO RISE, KINVER	ENCROACHMENT ONTO COUNCIL LAND	
OCTOBER	18/00610/UNSIG	SUGARLOAF, IVERLEY	UNAUTHORISED SIGNAGE	
NOVEMBER	18/00697/UNDEV	Stourton Court	Unauthorised window	
JANUARY	19/00005/UNCOU	Land at Whittington	Off road Motorbikes	
JANUARY	19/00007/FLYTIP	Baci , High Street	Bags of rubbish by bins	
JANUARY	19/00012/UNDEV	Froome House, Bnorth Rd	Alleged buidling of annexe being used as a separate dwelling	
OCTOBER	18/00632/ENQ	LAWSNWOOD WOODS	DOG FOULING BY FORMER BIN SITE	
AUGUST	18/00712/UNDEV	Fellings, Hunters Ride	Alleged unauthorised erection of lodges	
JANUARY	19/00056/ABV	The Willow Tea Rooms, Stourton	Abandoned vehicle	
JANUARY	19/00057/UNSIGN	Kidderminster Rd, Storuton	Flyposting on traffic lights	
Feb-19	19/00091/UNDEV	FRIARS GORSE WOOD	ALLEGED ERECTION OF TREE HOUSE	
Feb-19	19/00092/ABV	STREET RECORD HIGH	ALLEGED ABONDONED BLUE PEUGEOUT	
Mar-19	19/00133/UNCOU	COUNTY LANE, IVERLEY	ALLEGED PLANNING PERMISSION GRANTED FOR A BARN BEING USED AS A FACTORY	

<b>Enforcement register - Completed items</b>				
MEETING	REF NO.	PROPERTY	DESCRIPTION	ACTION

24/07/2019



JULY	17/00168/UNCOU	Staffs and Worcs Canal, Greensforge –	Various buildings being created on South Staffs Land, Boat Clubs at Wildwood	Anonymous complainant - Could't gather more information
JULY	17/00169/UNCOU	Cobham Farm, Iverley	– Change of use of buildings – investigation complete inspected all of buildings no use of any of the buildings. No breach	closed as no breach (see information already provided.)
JULY	17/00170/UNCOU –	Hillfields House, Prestwood Drive, Prestwood	Land used for commercial business and storage of vehicles – part of the Saunders brothers site which has planning consent LUE anon complaint so could not inform complainants	investigated was found to be part of Saunders approved site so case closed (see information already provided)
JULY	17/00171/UNDEV	land at Prestwood Drive, Prestwood	L– Retail shop and café at Bells Mill – check permissions – planning permission granted Council reference 15/00330/FUL)	case closed as sh has been granted approval under 15/00330/FUL
JULY	17/00177/UNDEV	Harleys Smoke House, Dunsley Hall, Dunsley –	Alleged: that the former greenhouses have been demolished and rebuilt and the building is now a bar and beer garden what was once the vegetable garden	checked and no breach of planning control
MAY	17/00211/UNDEV	30 Castle Street, Kinver	Unauthorised conversion of house to 2 flats	The property is still one dwelling
SEPTEMBER	17/00211/UNDEV	30 Castle Street, Kinver	Alleged - Unauthorised conversion of dwelling into two flats.	The property is still one dwelling
MAY	17/00243/BOC	8 Dark Lane, Kinver, LAND ADJACENT to 8 Dark Lane.	Check bungalow is being built according to original permitted plans.	Built correctly
JUNE	17/00258/COU	Snelgrove, Kinver	Part of garden has been enclosed and may need change of use	checked and no breach of planning control.. SSC Footpaths Officer also visited - no breach District Councillor updated.
JUNE	17/00277/UNDEV	Rose Meadow Farm, Prestwood	Gypsy site moved on large static caravan.	formal action to be taken



AUGUST	17/00404/BOC	The Oval, Prestwood	Concerns that conditions as part of planning consent are not being upheld	No breach complainant updated
AUGUST	17/00412/UNDEV	3 Hampton Grove, Kinver	2 meter high wall and possible rear extension without planning permission	See planning enforcement complaint 18/00006
AUGUST	17/00437/UNCOU	Brabazon, Prestwood Drive, Stourton	Alleged - Change of use of outbuilding to residential accommodation.	Planning Contavetntion Notice required.
SEPTEMBER	17/00474/UNDEV	Enterprise Inns PLC, Crown Inn, Norton Road, Iverley	Alleged unauthorised marquee.	Marquee removed.
SEPTEMBER	17/00476/BOC	Harleys Smoke House, Dunsley Hall Hotel, Dunsley Road, Kinver	Alleged change of use from tea rooms to a bar	No breach complainant updated
SEPTEMBER	17/00479/UNDEV	5 Dunsley Road, Kinver	Alleged - Unauthorised extensions	
JANUARY	18/00019/UNSIGN	Aurveda, High Street, Kinver	Fly posters	
JANUARY	18/00006/UNDEV	3 Hampton Grove, Kinver	Unauthorised building works	
JANUARY	18/00015/UNCOU	1 Castle Mews, Bridgnorth Rd, Stourton	Unauthorised catering business operating from property	
JANUARY	18/00016/ABV	SSDC, Car Park, High Street	Abandoned vehicles on car Acre Car park	Vehicles which were abandoned, were removed without further action
JANUARY	18/00020/ABV	Street Record, High Street, Kinver	Abandoned vehicles on car park	Vehicles which were abandoned, were removed without further action
JANUARY	18/00021/ABV	Street Record, High Street, Kinver	Abandoned vehicles on car park	Vehicles which were abandoned, were removed without further action
JANUARY	18/00056/UNCOU	Kinver Community Library, Vicarage Drive, Kinver	Concerns over proposals currently being planned - check if consent is required	Closed case - Complainant was concerned about future plans. No development has begun
JANUARY	18/00037/BOC	102 Church View Gardens, Kinver	Dorma has been replaced has now doubled in size, this is now overlooking Mr Penns property as his property is elevated.	Permitted Development
APRIL	18/00227/undev	Land at rear of Post Office, High Street, Kinver	Garage being built on plot of land that	Permission granted previously for garage

			permission was refused on.	
JULY	18/00469/ABV	Street Record, High Street, Kinver	Red land rover abandoned on carpark	Car removed by owner

