

PLANNING COMMITTEE

Minutes of Committee Meeting held on 08.04.24.

Present: Pat Crane, Colin Oakes, Bobbie Treadwell, Paul Treadwell

In attendance: one parishioner

1. **Minutes:** of the meeting held on 4th March were agreed & signed.

2. **Planning Applications 20th March – 8th April**

1. **Ref:** 24/00246/TPO 1 Grange Court, Desford

Details: T1 Sycamore - Overall crown reduction by approx 1.5-2 metres for containment within properties, and to reduce loading on lower main union. T2 Yew - Reduce canopy by approx 1.5m on Southern and Eastern sides to restore naturalistic crown shape and prevent further branch failure.

Decision: no objection

2. **Ref:** 23/00711/FUL (Re-consultation) The Blue Bell Inn, 39 High Street

Details: Change of use from cafe (Class E(b)) and residential (Class C3) to convenience foodstore (Class E(a)). Construction of two storey side extension, two-storey and single storey rear extensions (following the demolition of existing single-storey element to rear of 37 High Street/2A Main Street and store to rear of public house) with associated car parking, landscaping and other works.

Decision: comment that the proposed dropped kerb crossing on High Street is at a dangerous point, so close to the bend in the road. The 38 parking places will be insufficient on Fridays and there will be problems when delivery lorries take parking places out of use.

3. **Neighbourhood Plan:** the notes from the Working Group meeting of 27th March had been previously circulated. It was noted that the draft SEA Report had been sent and responded to. When the final document is agreed, the Working Group will reconvene to discuss the next steps.

4. **Davidsons:** we have not seen a design/plan yet for the footpath between the development and the school. Borough councillors will be asked to follow up.

5. **Jelsons:** we were disappointed to hear that the appeal was allowed.

6. **Owl Homes:** The dropped kerbs have been completed and the area around the bridleway tidied. Work has started to create the pedestrian access halfway down the hill. However, the S278 works have not been completed to correct the visibility splays at the access junction and to move the Desford entrance signs and planters. Cllr Crane will write to HBBC to ask if the enforcement officer has visited the site recently, to ensure that the corrective work is done.

7. **Co-op application:** the application has not yet gone to the HBBC planning committee. We will ask the Clerk to send a response as above.

8. Members Exchange: a member of the public raised the fact that several residents of Lindridge Lane were unhappy about the two small developments which had been approved.

Date of next meeting: Monday 13th May at 6.30pm.

Signed: Date: