

Planning Committee
Tuesday 11 August 2020
6.00 pm – 7.30pm (Via Zoom)
Minutes

Attendees; Cllrs. M Cox, S Cox, Drury, Elsmore
Public Mrs C Taylor, Mr W Williams, Annie Lapington

1. Apologies were noted from Cllrs Penny, and Lusty
 2. There were no declarations of interest on agenda items
 3. There were no dispensation requests
 4. To minutes of 28 July 2020 were approved
- Minutes agreed, and Cllr. M Cox signed the minutes, as approved**
Cllr. M Cox brought forward Public Forum

Public Forum

Mrs Taylor raised continued concern regarding Lidl application re: visual impact, and safety

Mr Williams further summarised his concerns (already circulated in a pre-submitted report), regarding the Lidl development, particularly in respect of the crash barrier not consistent with the planning approval; the northeast signage being higher than stipulated; and the disability ramp not meeting the required criteria.

5. Matters arising from the minutes of 28 July 2020

Re: Lidl Development

Cllr. M Cox further updated following communications with Lidl, and FoDDC Planning, Building Control, and Enforcement, noting some improvements on the site. It was agreed that the town council should report back to both FoDDC Planning, and Enforcement, that compliance should be followed up in respect of height of signs, crash barrier, disability action, access and outstanding signage issues. FoDDC Planning to also be asked about the compliance process, in light of the number of changes on a major development. Concerns to be raised re: stakeholder involvement, overall communication and consultation.

6. Cllr. Elsmore summarised recent planning decisions, and these were noted
7. Cllr M Cox summarised correspondence received from a local ecologist, who has raised some concerns about the Lidl development planting, and has offered his input on biodiversity issues more generally. After some discussion, it was agreed that this specialist knowledge would be useful to the committee, and, subject to validation of credentials, an invitation to be sent, to meet with him.
8. Cllr. M Cox summarised monitoring requirements re: Neighbourhood Development Plan (NDP), and asked councillors to consider Section 6, check what is being monitored, and to report back.
9. Cllr. M Cox confirmed that a meeting is now scheduled with FoDDC Planning Officers, for 3 September, at 10.30 am.
Suggested agenda items, to include **1.** Town Centre infrastructure strategy, including the new Health Centre, **2.** Examine housing numbers, and trends, within the Parish, **3.** to consider key Government changes, and documents: 'Planning for the Future', 'Changes to the Current Planning System', 'Transparency & Competition' to enable the town council to effectively respond to Government, and NALC/GAPTC.. Other agenda items to be submitted to Cllr. M Cox, by 18 August, for the main office to formalise a final agenda.

**10. Re: appeal APP/P1615/W/20/3254461: Land to the east of Harpers Close, Coleford GL16 7FG
Erection of 5 dwellings, vehicular access and associated works (all matters reserved)**

Cllr. M Cox summarised her draft letter already circulated and, after additional comments, Cllr. M Cox to finalise, and pass to the main office for despatch, and copied to FoDDC Planning.

11. To make comment on the following applications:

Reference	Address	Proposal	Comments
P0985/20/FUL	Lavender Cottage 16 Cinderhill Coleford, GL16 8HJ	Raising of roof to rear to provide first floor additional bedroom	Concern expressed re: overlooking from 3 Mushet Place. Mitigation all windows need obscuring.
P1018/20/FUL	4 Fairways Avenue Coleford GL16 8RJ	Erection of a single storey side extension	No objection
P1065/20/FUL	Land at 5 Victoria Road Coleford Glos, GL16 8DR	Erection of a two-storey detached dwelling and ancillary works	No objection subject to consideration by Severn Trent for surface drainage, as this is part of Slut's Brook Valley, in light of history. Note: also to Welsh Water re: sewage. history
P0073/20/DISCON	Land North of Lower Lane Lower Lane Berry Hill, Coleford GL168QH	Discharge of condition 08 (Construction Method Statement) of planning permission P1482/14/OUT. (Updated Construction Management Statement)	Objection: Condition may not be discharged The compound is now being constructed on land not designated for housing. This will cause compaction, and damage will occur on land which will not then be built upon. This is unsustainable.
P1058/20/FUL	4 Palmers Glade, Coalway Coleford Glos, GL16 7LW	Single storey rear extension to provide dining area	No objection
P1011/20/AG	Barn at Folly Farm, Mile End Road Broadwell Glos, GL16 7BT	Prior notification for the erection of an agricultural building	Concern expressed whether there is enough agricultural land, to merit the erection of an agricultural building. Hedgerows must be properly monitored, to ensure that they are fully protected.