

Notes from Delegated Powers meeting on 22 August 2016

Present: Cllrs R Christodoulides, B Pearman – Lydney Town Council

In Attendance: Miss C Wheeler, EO

Time of Meeting: 2.33 pm

Matters discussed:

1. **Planning applications for Comment**

P0060/16/DISCON – Two Rivers Housing, 7 Orchard Road, Lydney

Confirmation of compliance with conditions (01) time limit, (02) approved plans, (3) obscure glazing, (04) no further windows, (05) drainage, (06) parking and access, (07) landscaping, (08) bat boxes and (09) carbon dioxide emissions of planning permission P1691/14/FUL

No objection

P1055/16/FUL – Mr & Mrs G Hunt, Springkell, Highfield Road, Lydney

Erection of a rear single and two storey extension together with internal alterations and port to front elevation.

No objection

P0924/16/APP – Land between Lydney Bypass and Highfield Road, Highfield Road, Lydney

Additional Information – Approval of Reserved Matters for outline planning permission P0361/15/OUT for the erection of 125 dwellings and ancillary works. (Reserved Matters application Phase 1)

Council wish to reiterate it's previous comment thus "No objection, subject to Lydney Town Council being satisfactorily reassured regarding flood prevention/consultation has taken place with the Local Lead Flood Authority (Gloucestershire County Council) before the close of consultation and that we would like to see any report which has been produced by FODDC Flood Officers in respect to this application".

P0062/16/DISCON – MMC Land and Regeneration Ltd, JD Norman – Lydney Plant, Tutnalls, Lydney

Discharge of conditions (14) Habitat Management Plan and (17) Monitoring Strategy of planning permission P0627/13/FUL

Noted

P1108/16/TCA – TunkArb Tree Surgery Ltd, Bathurst Park, 1 Church Gardens, Lydney

Felling of a conifer tree in Bathurst Park

Noted

P1881/15/FUL – MMC Land and Regeneration, Land East of Par Four Lane, Lydney

Revised Plans - Erection of 347 residential units, access and highways, open space, landscaping and associated infrastructure comprising phase 2 "Higher Lydney Park"

Council wish to reiterate it's previous comment thus "Objection. Council wishes to reiterate its previous concerns regarding drainage on the site and the effect that the proposed scheme will have on the neighbouring watercourses/existing properties in Lakeside Avenue. Council is also aware that problems are already being experienced with flooding on phase 1 of the development and requires an assurance from the Local Lead Flood Authority that the revised plans submitted in respect of the Surface Water

Strategy Plan are acceptable, sustainable and maintainable (long term maintenance programme in place). Accordingly, Lydney Town Council would request a meeting with the Applicant and representatives from the Local Lead Flood Authority and Severn Trent to discuss the proposals before giving its approval". Currently whilst we note the Officer has been invited to comment on 7 July and 16 August 2016, no response/comment is shown on FODDC's Planning Portal.

Furthermore, Council wishes to receive an assurance that no water will be discharged into the culvert opposite Plot 1 on Phase 2 of the development. The Council also holds concerns regarding the internal highways and their connectivity on the development and wishes to reserve comment until it has viewed the report submitted by the Local Highway Authority (currently not available on FODDC's Planning Portal).

P1113/16/FUL – Mr R Barden, 29 Templeway, Lydney
Extension to garage and conversion of garage to provide additional living space.
Replacement roof to a flat roof over garage and conservatory
No objection

2. **Proposed Footpath Diversion**

FLY 36 – Highfield Road, Lydney
To consider the proposed diversion as indicated by Redrow Homes Limited
No objection

3. **Planning Decisions/Comments**

P0756/16/FUL – Brambles, 9 Bracken Drive, Lydney
Granted Permission – Erection of a car port

P0718/16/FUL – 1A Hylton Court, Newerne Street, Lydney
Granted Permission – Variation of condition (05) to include "Customer related food and drink deliveries shall only operate during the following times 11:00 – 23:00 Sunday to Thursday inclusively; 11:00 – 24:00 Fridays and Saturdays" of planning permission P0037/16/FUL for the change of use of a shop to a hot food takeaway.

P0499/16/FUL – Unit 27, Lydney Industrial Estate, Harbour Road, Lydney
Application has been withdrawn and no further action will be taken on it

P0825/16/FUL – 24 Church Road, Lydney
Granted Permission – Variation of conditions (02) approved plans and (03) materials of planning permission P0742/15/FUL to amend external wall finish of the extension permitted from brick to render

P0774/16/FUL – 4 Chantry Close, Lydney
Granted Permission – Retrospective application for erection of a summer house

P0876/16/FUL – 3 & 3A Swan Road, Lydney
Granted Permission – Erection of a two storey rear extension

P0822/16/FUL – 73 Primrose Hill, Lydney
Granted Permission – Erection of a single storey rear/side extension (demolition of existing)

Meeting closed 3.02 pm.