

# LYDNEY TOWN COUNCIL

## PLANNING AND HIGHWAY COMMITTEE MEETING – 2014/04/14 - 49

MINUTES OF THE PLANNING AND HIGHWAY COMMITTEE MEETING held in the Council Chamber, Claremont House, Lydney on Monday 14 April 2014 at 7.02 pm.

**PRESENT:** Cllrs J Bevan (Chairman), B Berryman, J Greenwood, C Harris, A Preest and B Thomas  
Mr D Street – Member of the public co-opted onto the Committee

One member of the public  
Mrs J Smailes – Chief Executive Officer (CEO)  
Miss C Wheeler – Executive Officer (EO)

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Cllr Bevan informed all present that no practice fire evacuation had been scheduled for the duration of the meeting. All attendees were then informed of the locations of the nearest fire exits.

1. **APOLOGIES**

No apologies for absence were received.

2. **DECLARATIONS OF INTEREST**

It was noted that one of the planning applications to be considered had been submitted by the Town Council, accordingly, the Council would refrain from commenting on the application.

3. **MINUTES OF PREVIOUS MEETING**

Approval of the minutes of the Planning and Highways Committee meeting held on 10 March 2014 was **proposed by Cllr Berryman. Cllr Harris agreed to second** subject to an amendment to reflect that she had also advised of locations where mobile CCTV units remained positioned. Vote carried.

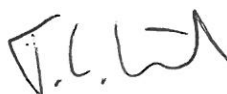
4. **OPEN FORUM**

Mr W Owen, 3 Augustus Way, Lydney – highlighted the condition of Highfield Road and the development near the bottom of Highfield Road, which he felt resulted in vehicles choosing to divert via Kimberley Drive. County Cllr Preest advised that Mr B Watkins, Gloucestershire County Council had confirmed that the road surface in the area had previously been patched but this had now come undone. Discussion then took place over the development near the bottom of Highfield Road and County Cllr Preest advised that he awaited a response from Mr Watkins regarding the reinstatement of the area, furthermore, that he had been advised by Mr Watkins that the signage that they had ordered for Tutnalls was too large to erect (no HGV access to J D Norman”) on the current sign.

### **HIGHWAY, FOOTPATH AND TRANSPORT ISSUES**

5. **TEMPORARY ROAD/FOOTPATH CLOSURES**

- Road Closure Request - Lydney Hospital Annual Fete, Grove Road, Lydney (19 July 2014 12:00 HRS – 16:00 HRS). **Noted.**
- No. 3/15 Naas Lane/Naas Lane Level Crossing, Lydney (30 March 2014 00:30 HRS – 08:30 HRS). **Noted.**
- Proposed diversion of Public Footpath FLY/1 – The Forge. **Noted.**



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- Creation of FLY/1/A – The Forge. **Noted.**
- Road Closure Request – Remembrance Day Parade and Service, Bream Road, High Street, Church Road, Whitecross Road, Bathurst Park Road (9 November 2014 10:00 HRS – 11:00 HRS and 11:45 HRS – 12:30 HRS). **Noted.**

### 6. CCTV

#### Mobile CCTV Funding Bid

Members were asked to consider the Council's formal response in respect to the presentation received at the March meeting. After a short discussion it was **proposed by Cllr Harris, seconded by Cllr Preest**, that the Council would support a joint funding bid for the provision of mobile CCTV cameras, provided Forest of Dean District Council completed and submitted the relevant grant application forms to the Police and Crime Commissioner. Vote carried.

**Action by – the CEO**

### 7. HIGHWAY CORRESPONDENCE

#### Kimberley Drive/Church Road

Prior to the meeting Members were provided with a copy of the response received from Mr B Watkins, Gloucestershire Highways, regarding the possibility of traffic calming measures in Kimberley Drive and the removal of the chicane by Lydney War Memorial in Church Road. Cllr Preest requested that Mr Watkins be invited to attend the June Committee meeting.

**Action by – the CEO**

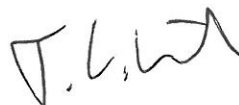
#### Lydney Air Quality Meeting

Prior to the meeting Members were provided with a copy of the response from Mr C Ball, Forest of Dean District Council, in which the Town Council's request for a presentation was deferred until later in the year. County Cllr Preest advised that he had requested that the Leader of Gloucestershire County Council expedite the matter, due to the problems experienced at the Bream Road junction.

#### Gloucestershire County Council

Prior to the meeting Members were provided with a copy of the letter which had been received from County Cllr V Smith, Cabinet Member for Highways & Floods, advising that the County's Highway contract with Skanska would end on 31 March 2014 and that the new service provider, Amey, would commence on 1 April 2014. It was noted that the current 08000 514514 problem reporting number would remain, and that highway issues could also be e-mailed to [gccHighways@amey.co.uk](mailto:gccHighways@amey.co.uk). Furthermore, that the existing Area Highway representatives and Public Rights of Way Officers would transfer to Amey.

Cllr Bevan urged all Councillors to report highway issues directly to Gloucestershire County Council via the above methods and County Cllr Preest suggested that Members allow the new organisation a few months to "bed in" and confirmed that he would progress any unresolved issues after this period.



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## PLANNING ISSUES

### 8. PLANNING APPLICATIONS

P0346/14/FUL – Ms M Challener, 18 Victoria Road, Lydney

Alterations and erection of a single storey rear extension to provide an office, utility, bathroom and 2 additional bedrooms. Demolition of existing utility (single storey extension).

**Council notes that an adjacent neighbour has not been consulted on the application. Furthermore, Council requests that a site visit be conducted due to concerns over access and car parking issues. Council also feel that the development, given its location, may impact on the nearby conservation area.**

P0169/14/FUL – Forest of Dean Railway Ltd, Dean Forest Railway, Forest Road, Lydney  
Erection of a single storey timber building for use as café and kitchen in association with Dean Forest Railway (part retrospective)

**No objection**

P0427/14/FUL – Lydney Town Football Club, Swan Road, Lydney

Proposed 100 person stand and 1 m. wide concrete spectator path

**Whilst the Council does not object to the application, it notes that the development is located on a flood plain and therefore wishes to be provided with an assurance that the provision of a 1m wide concrete spectator path will not have an adverse, detrimental effect. Furthermore, Council request the inclusion of a Planning Condition requiring the applicant to re-instate the land to its original condition (removal of hardcore/concrete, etc) should it relinquish its lease of the site.**

P0451/14/FUL – Mr R Morgan, Little Allaston Farm, Driffield Road, Lydney

Erection of roofs over silage bays 1 and 2.

**No objection**

P0579/14/FUL – Lydney Town Council, Council Chambers, Claremont House, High Street, Lydney

Erection of a 12 metre mast for CCTV

**No comment**

P0494/14/FUL – Mr & Mrs D Mills, 11 Nodens Way, Lydney

Conversion of garage to study. (Retrospective)

**No objection**

P0601/14/FUL – Totteroak, 4A Bream Road, Lydney

Erection of a single storey side extension. Erection of wood store and garden shed. Re-grading of lawn area

**No objection**

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9. **TO NOTE PLANNING DECISIONS RECEIVED FROM FODDC**

P0172/14/LT2 – 6 Rodley Road, Lydney

**LDC Issued** – Application under Section 192 to determine whether planning permission is required to drop a kerb.

P0153/14/NONMAT – 55 Kimberley Drive, Lydney

**Granted Permission** – Non-material amendment to planning permission P1056/12/FUL to replace the window/door on rear western elevation with French doors/windows. Replacement of approved door on side southern elevation with window.

P1442/13/FUL – 33 High Street, Lydney

**Application Refused** – Demolition of 33 and 33A High Street, Lydney and redevelopment by a mixed use scheme comprising one retail unit and construction of 11 dwellings with associated highway works and landscaping.

P0627/13/FUL – Federal Mogul Camshaft & Casings Ltd, Land South of Cambourne Place, Lydney

**Granted Permission** – Demolition of existing finishing shop and creation of new finishing shop, offices with car parking and associated works. Erection of retail store of 3827 sq.m. gross internal floor area (Class A1), petrol filling station, car parking, service areas and associated development. Erection of 4 no. B1 units and 4 no. B1/B8 units.

Notification from Forest of Dean District Council that planning application P1443/13/CA (33 High Street, Lydney) has been withdrawn and no further action will be taken on it.

14/0001/STMAJW – Berkeley Nuclear Power Station (Decommissioning Site), Hamfield Lane, Berkeley

**Granted Permission** – Variation of condition 3 of planning permission 13/0039/STMAJW, dated 8 August 2013 (for variation of condition 7 of planning permission S.07/0927/CM dated 15/08/2007 for Intermediate Level Waste (ILW) Storage Building as amended by 12/0019/STMAJW dated 12/7/2012 to amend hours of operation) to vary the approved landscaping scheme associated with the ILW Storage Building

P0100/14/FUL – 21 Church Road, Lydney

**Granted Permission** – Erection of a first floor rear extension to create bedroom.

P0228/14/FUL – Sefton Lodge, 4 Kimberley Drive, Lydney

**Granted Permission** – Erection of a replacement porch with WC to the side elevation, demolition of existing porch.

P0183/14/FUL – 40 Summerleaze, Lydney

**Granted Permission** – Erection of a single storey extension. Demolition of existing single storey side extension and outbuilding.

P0101/14/FUL – 3 Lych Gate Mews, Lydney

**Granted Permission** – Resiting of boundary wall to increase driveway width.

P0025/14/LBC – Highbury House, Bream Road, Lydney

**Granted Permission** – Listed Building Consent for the retention of replacement windows, and glazed units and main bay supporting columns.

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P1867/13/FUL – Foxview, Severnbank Avenue, Lydney

Granted Permission – **Erection of 4 no1 bedroom flats with parking.**

### 10. PLANNING CORRESPONDENCE

- E-mail received from Mr A Hill (acting on behalf of Sainsburys). *It was recommended to Councillors that they review National Planning Practice Guidance.*
- E-mail from Mr C Reynolds, Development Manager, Forest of Dean District Council re update to National Planning Practice Guidance. **Noted.**
- Letter from Mr F Russell, Senior Environmental Protection and Licensing Officer, re application by Harrys Bar, Newerne Street, Lydney. Response noted that the applicant was applying to extend their opening time by 30 minutes and that the Police had supported the applicant's request.

### 11. OAKDALE DEVELOPMENT

Prior to the meeting Members were provided with copies of the correspondence between the CEO and the Health and Safety Executive (HSE), and Mr D Street and the HSE regarding numerous issues on the development. The CEO sought guidance from the Committee regarding the direction which they now wished to take as it appeared that the HSE felt that the issues on site had been addressed by the developer. It was noted that Forest of Dean District Council had previously served Enforcement Notices on the developer and that provided the developer had commenced work on the issues, they were deemed to be complying with the Notice.

During discussion Mr Street reported that whilst the developer had installed a number of columns on the site, they had negated to install lights atop of said columns. Furthermore, a number of Herras fencing panels had fallen over and were felt to be trip hazards and that parents had resulted to pushing prams in the road, rather than use the poor pavements which had been provided. It was suggested by Cllr Preest that he, together with Mr Street and Cllr Bevan meet on site to identify the issues faced by residents, in order that they may be reported to the HSE on the appropriate form. Cllr Preest extended an invitation to his fellow Councillors to also attend the meeting.

**Action by – Cllrs Bevan, Preest and Mr Street**

### 12. TO CONSIDER THE FOLLOWING TPOs/TREE MAINTENANCE ORDERS

None.

### 13. ECO/BIO-DIVERSITY POLICY

Prior to the meeting Members were provided with a copy of the Policy which had been produced by Mr D Street. It was **proposed by Cllr Harris, seconded by Cllr Greenwood**, that adoption of the Policy would be recommended to Full Council. Unanimous.

**Action by – the CEO**

Thanks were extended to Mr Street for his efforts.

### 14. COUNCILLORS REPORTS

Mr Street expressed concern over the poor state of the roads in the Town. County Cllr Preest reported that he had been informed that the section of carriageway from Forest Road to Highfield would be resurfaced in the current financial year.

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15. **DELEGATED POWERS/MEETING DATES**

It was **proposed by Cllr Preest, seconded by Cllr Harris**, that Delegated Powers (*LGA 1972 s101*) would be bestowed on an Officer and two Members of the Planning and Highway Committee in order that planning applications received which require material considerations to be submitted prior to the next meeting in June may be addressed/submitted appropriately. Unanimous.

**Action by – the CEO and two Members**

It was noted that the next meeting of the Planning & Highways Committee would take place on Monday 9 June 2014 at 6.00 pm.

The meeting closed at 6.53 pm.

Chairman .....  .....

Date ..... 9 / 6 / 14 .....