

## **Planning Report – September 2020**

**17/00169:** Zourka Church Lane Broadwas – erection of 3 dwellings. Verbal update to be given at the Parish Council meeting.

**19/00532:** 1 Cotheridge Court Cotheridge – Conversion of outbuildings into ancillary living accommodation. The Parish Council has supported this application. No change.

**19/00887:** Elgar Coaches Lower Lightwood Farm Cotheridge – Replacement coach depot. Appeal submitted by applicant and being dealt with by way of Written Representations. The Parish Council has confirmed its opposition to the proposal.

**19/00957:** Stone Farm Broadwas – Conversion of former barn to dwelling. Approved by MHDC.

**19/01812:** Ivy House Farm Broadwas – Replacement of windows in Listed Building. Approved by MHDC.

**19/01832:** Tack Farm Broadwas – Erection of outdoor arena. Parish Council has submitted comments regarding vehicular access and drainage and in support of neighbours' concerns regarding loudspeakers, flood lights and hours of use. No change – but see also application number 20/00972 below.

**20/00332:** 2 Eversfield Cottages Stoney Ley Broadwas – Two storey extension and detached garage. The Parish Council resolved to make no comments regarding this application. No change.

**20/00708:** Stoney Ley Farm Broadwas – New agricultural access. “No comments” response submitted by the Parish Council.

**20/00781:** 7 Broadwas Court – erection of store and garage. Approved by MHDC.

**20/00838:** Holly Cottage Broadwas – Conversion of garage and first floor to ancillary living accommodation. Approved by MHDC.

**20/00972:** Tack Farm Broadwas – erection of new barn. Application linked to application number 19/01832 above. In strict planning terms arguably not controversial but again development has started prematurely and situation not helped by MHDC's failure to decide the earlier application.

**20/01111:** Ridgeacre Farm Brooadwas – Development of live/work unit. Our Neighbourhood Development Plan supports using existing agricultural buildings for other purposes but this application is for a new-build development on a green field site. The quality of the vehicular access to the site could also be an issue. How does the Parish Council wish to respond?

**Revision to SWDP:** Joint representation with other parish councils submitted expressing concern regarding change in methodology for assessing Category 2 settlements. Timetable extended due to Covid 19. The recent Government White Paper may also impact upon the updated Plan.

**Updating of Neighbourhood Development Plan (NDP) to reflect outcome of the Wolverley Homes appeal:** Since the July meeting, Peter Yates has advised that updating the NDP is unlikely to be the easiest way of allocating a site for Affordable Housing due to the extent of the administrative processes that this would require. The SWDP is currently being reviewed and he suggested that as an alternative way forward, if a suitable site can be identified, the Parish Council could request MHDC that it is included within the updated SWDP. It is recommended that the Parish Council forms a sub-committee to consider potential sites and reports back as soon as reasonably possible to the full Council.

RP

08.09.2020