

Planning Report – April 2021

17/00169: Zourka Church Lane Broadwas – Erection of 3 dwellings. Please see Daniel Walton's report for current position regarding outstanding landscaping and drainage issues.

21/00212: Zourka Church Lane Broadwas – Non-material amendments to Plots 2 & 3. Approved by MHDC but no details of conditions etc yet published on MHDC website.

21/00213: Zourka Church Lane Broadwas – Creation of second floor accommodation within roof space. The Parish Council has submitted an objection as the proposals are a material change from the plans approved on appeal by the Planning Inspector and are not in accordance with our Neighbourhood Development Plan.

19/00532: 1 Cotheridge Court Cotheridge – Conversion of outbuildings into ancillary living accommodation. The Parish Council has supported this application.

19/01832: Tack Farm Broadwas – Erection of Outdoor Riding Arena. Appeal submitted and being dealt with by way of written representations. The Parish Council has until 20.04.2021 to submit any further comments to the Inspector. The application was refused solely on the basis of an objection by WCC Highways Department regarding the vehicular access. It is proposed that the Parish Council confirms to the Planning Inspector its view that the existing vehicular access is unsuitable. (N.B. Clarification is being sought as to whether the appellants and MHDC have agreed a schedule of conditions regarding noise, hours of use etc if the appeal is allowed.)

20/00972: Tack Farm Broadwas – Erection of new barn. Objection submitted by Parish Council as application linked to application number 19/01832 which has been refused by MHDC. Application approved by MHDC.

20/01303: Tack Farm Broadwas – Erection of stables, kennels, barn, tourist accommodation plus relocation of dwelling and creation of lake. New application to be discussed at the Parish Council meeting on 12.04.2021.

20/01111: Ridgeacre Farm Broadwas – Development of live/work unit. Objection submitted by Parish Council as proposal relates to green field site with poor vehicular accessibility. Application refused by MHDC but decision appealed by applicant. Further written representations submitted by the Parish Council to the Planning Inspector. Appeal dismissed by the Planning Inspector.

21/00510: Redgables Cotheridge – Erection of side and rear extensions, raising of roof line to allow second floor accommodation and revised external finishes. The application appears to be more acceptable than the previous applications which were refused by MHDC. With regard to the raising of the roof line and the creation of 2 bedrooms in the roof space, as the Parish Council has objected to the Plot 1 Zourka application (21/00213) which did not include raising the roof line, for consistency should it also object to this application?

Revision to SWDP: Still no progress regarding our objection to Broadwas being a Category 2 settlement. A decision will be needed in due course as to whether to raise this matter at the public examination.

RP

10.04.2021