

**Minutes of the Development Control Committee**  
**Tuesday 7<sup>th</sup> April, 2015 at 6.00 pm**  
**in Committee Room 2 at the Council House, Dudley**

**Present:-**

Councillor Q Zada (Chair)  
Councillors A Ahmed, D Caunt, A Goddard, J Martin, C Perks, R Scott-Dow and D Vickers

**Officers:-**

J Butler – Group Engineer, G Collings – Senior Planning Officer, T Glews – Environmental Protection Manager, H Martin - Head of Planning and C Mellor – Principal Planning Officer (Directorate of Place); G Breakwell – Solicitor and H Shepherd – Democratic Services Officer (Directorate of Resources and Transformation).

---

86      **Declarations of Interest**

No member made a declaration of interest in accordance with the Member's Code of Conduct.

---

87      **Minutes**

Resolved

That the minutes of the Committee held on 19<sup>th</sup> March, 2015, be approved as a correct record and signed.

---

88      **Comments by the Chair**

The Chair referred to Planning Application P15/0015 – 118 Oakham Road, Dudley – Fell 1 Sycamore Tree, that was considered at the last Committee meeting. He clarified that notification of the original Tree Preservation Order had been provided to residents, but due to inconsistent numbering within the Road, whilst numbers 118, 120 and 122 had been notified of the order, the actual neighbouring properties also included property 126a, that had not been notified. Computer systems would be amended to rectify this error.

---

89 **Plans and Applications to Develop**

A report of the Strategic Director (Environment, Economy and Housing) was submitted on the following plans and applications to develop. Where appropriate, details of the plans and applications were displayed by electronic means at the meeting. In addition to the report submitted, notes known as Pre-Committee notes had also been circulated updating certain information given in the report submitted. The content of the notes were taken into account in respect of the applications to which they referred.

The following persons were in attendance at the meeting and spoke on the planning applications as indicated:-

| <b><u>Application No</u></b> | <b><u>Objectors/supporters who wished to speak</u></b> | <b><u>Agent/Applicant who wished to speak</u></b> |
|------------------------------|--|---|
| P15/0117                     | Mrs Gillette – Objector                                | Mr Singh – Applicant                              |
| P15/0235                     | Yvonne Stephens – Objector                             |   |
| Resolved                     |  |   |

That the applications be determined as set out below:-

| <b><u>Application No</u></b> | <b><u>Location/Proposal</u></b>                           | <b><u>Decision</u></b>   |
|------------------------------|---|--|
| P15/0117                     | 64-65 Lodgefield Road, Halesowen – First floor extension. | Approved, subject to conditions numbered 1 to 4 (inclusive), as set out in the report submitted and an additional condition, as set out below:-<br><br>5. Prior to the development being brought into use, details shall be submitted to the Local Planning Authority and approved in writing of how the layout of the six internal parking spaces are to be provided, including their access. The approved details of the six internal parking spaces including their access shall thereafter be maintained for no other purpose throughout the life of the development unless otherwise agreed in writing by the Local Planning Authority. |

At this juncture, Councillor Vickers declared that Mrs Gillette, Objector, was known to him and abstained from voting on the above application.

Mrs Gillette circulated to Members, photographs of vehicles parked on both sides of Lodgefield Road, causing obstruction to buses travelling along the road and also the variety of large vehicles that used the road during the day.

In considering the application, Members took into account residents concerns in relation to an increase in traffic and road users and the concerns of additional cars being parked within the vicinity. Members considered that the proposed additional condition would alleviate some of these concerns.

|          |   |   |
|----------|---|---|
| P15/0235 | The Rectory, Bundle Hill, Halesowen – Erection of 4 No. Dwellings with associated access. | Approved, subject to conditions numbered 1 to 17 (inclusive), as set out in the report submitted. |
|----------|---|---|

During consideration of the above application, a request for a site visit was proposed. Members voted against this proposal.

In considering the application, Members took into account residents concerns in relation to High Leasowes being a narrow road and the possible visibility difficulties that could be encountered from the proposed development access way. Members were also mindful of the possible increase in the volume of traffic.

|          |  |   |
|----------|--|---|
| P15/0089 | 3 and 3a, Morvale Street, Stourbridge – Installation of external wall insulation.  | Approved, subject to conditions numbered 1 to 3 (inclusive), as set out in the report submitted.  |
| P15/0160 | Streetbike, Mucklow Hill, Halesowen – Variation of Condition 6 of Planning Approval P14/1582 to be revised to 'The premises known as retail area 2 on Plan Number '13-1374/08L' shall not be open to the public before the hours 0700 nor after 2300 Monday to Sundays and Public Holidays' (Temporary until 31 <sup>st</sup> March 2016). | Approved, subject to conditions numbered 1 to 24 (inclusive), as set out in the report submitted. |
| P15/0305 | 52 Cross Lane, Sedgley, Dudley – Fell 1 Pine tree.   | Approved, subject to the condition set out in the report submitted.                               |

---

90     **Adoption of the Contaminated Land Inspection Strategy and Cost Recovery Policy for Dudley Borough**

A report of the Strategic Director (Environment, Economy and Housing) was submitted on the Cabinet decision taken on 11<sup>th</sup> March, 2015 to adopt the Contaminated Land Inspection Strategy and the Cost Recovery Policy documents which were subject to a statutory public consultation commencing on 12<sup>th</sup> December, 2014, for a period of five weeks.

Resolved

That the information contained in the report, and appendix to the report submitted, on the formal adoption by Cabinet of the Contaminated Land Inspection Strategy and the Cost Recovery Policy documents, be noted.

---

91     **Public Consultation on the Renewable Energy Supplementary Planning Document (SPD)**

A report of the Strategic Director (Environment, Economy and Housing) was submitted on the Cabinet's approval for the Renewable Energy Supplementary Planning Document (SPD) to be used as a basis for public consultation commencing on 13<sup>th</sup> March, 2015, for a period of six weeks.

Resolved

That the information contained in the report, on the Cabinet's approval for the Renewable Energy Supplementary Planning Document for consultation commencing on 13<sup>th</sup> March, 2015, for a period of six weeks, be noted.

---

92     **Public Consultation on the Draft Revised Planning Obligations Supplementary Planning Document (SPD)**

A report of the Strategic Director (Environment, Economy and Housing) was submitted on the Cabinet's approval of the Draft Revised Planning Obligations SPD to be used as a basis for public consultation commencing on 13<sup>th</sup> March, 2015, for a period of six weeks.

Resolved

That the information contained in the report, and appendix to the report submitted, on the Cabinet's decision to approve the Draft Revised Planning Obligations SPD to be used as a basis for public consultation commencing on 13<sup>th</sup> March, 2015, for a period of six weeks, be noted.

The meeting ended at 6.45pm.

CHAIR

DC/102