

**Minutes of the Planning and Development Committee Meeting held Virtually by TEAMS on Wednesday 20<sup>th</sup> January 2021 at 7.00pm**

**PRESENT** Cllr Powell, Cllr Wilcox, Cllr Williams, Cllr Lee

**OFFICER PRESENT** Mrs Beverley Aldridge

<b>PD.048/20-21</b>	<b>Apologies</b> Apologies were received from Cllr Harries and Cllr Mozol Sent by e-mail prior to the meeting but not received until after the meeting.	
<b>PD.049/20-21</b>	<b>Declarations of Interest</b> None received	
<b>PD.050/20-21</b>	<b>Adoption of the Minutes dated:</b> 16 <sup>th</sup> December 2020 Cllr Williams <b>PROPOSED</b> to adopt the above Minutes as a true and accurate record of the meeting.	
<b>PD.051/20-21</b>	<b>Applications for Determination Received Prior to the Meeting</b> No objection raised to the following application:	
	P/046 20/01308/FUL	66 Fieldcourt Gardens Additional storey to side extension
	<b>Object to the application for the reason provided below;</b>	
	P/047 20/01084/FUL	Richville, Naas Lane Proposed link between main house and garage to act as a sun room.
	Condition 4 of the original planning permission 07/01013/FUL stated; 'The garages hereby permitted shall be used solely for the garaging of private vehicles and for purposes incidental to the enjoyment of the dwelling house as such and not for carrying out of any trade of business'.  The garage is being converted to a living space but not described in the notification. This is a spacious property which will house a number of occupants each require a vehicle. Policy SD4 of the JCS requires development to give regard to the consistent parking provision set out in the Manual for Gloucestershire Streets and should avoid possible conflicts between users.	
	P/048 18/00852/FUL	Kingsway Local Centre Full planning application for the delivery of an assisted living / care facility (Use Class C3) comprising of 22 no units and associated works, including car and cycle parking and landscaping.
	<ul style="list-style-type: none"> <li>• The traffic report was conducted in 2017, the area has witnessed significant increase in development and this should be re visited.</li> <li>• The drainage plans should be modelled to provide no increase in flow from site over and above green field state up to 100-year storm + 20% by volume. There is inadequate evidence to prove the development will not creating flooding in future.</li> <li>• The plans would be better suited for retail as per the original application.</li> </ul>	

	<ul style="list-style-type: none"> <li>• Alternative sites in Kingsway would be better suited to this development.</li> <li>• Parking is an ongoing issue in the area and query the 'peak time' statement within the application.</li> </ul>
<b>PD.052/20-21</b>	<b>Correspondence</b> <ul style="list-style-type: none"> <li>• Gloucester City Council – 21/00007/REAPP, 20 Farnborough Close Convert existing detached garage to 2 rooms. Store room accessible from main garage door and a garden living room accessed via garden. For information only, noted.</li> </ul>
<b>PD.053/20-21</b>	<b>Street Signs</b> Quedgeley / Hardwicke Cllr Powell, reported two signs are missing at the boundary to Quedgeley. Hardwicke has signs on their boundary but travelling in the opposite direction Quedeley signs are missing. It was agreed to write to Highways to request appropriate signs be provided.
<b>PD.054/20-21</b>	<b>Fly Tipping</b> Cllr Powell advised of a fly tipping area, this will be reported to the relevant authority.
<b>PD.055/20-21</b>	<b>Business for Referral</b> None received
<b>PD.056/20-21</b>	<b>Date of Next Meeting:</b> 17 <sup>th</sup> February 2021 – noted.

Meeting concluded: 19.50 hrs