

MINUTES OF THE PLANNING COMMITTEE MEETING OF

RUSHWICK PARISH COUNCIL HELD ON THURSDAY 22ND DECEMBER 2016

AT 7.00 PM AT THE VILLAGE HALL

PRESENT: - Cllr Deakin (Chairman), Cllr Parker, Cllr Elcock, Cllr Wigglesworth, Cllr Bennett, Cllr Haywood & Cllr Rowley

IN ATTENDANCE: 7 Members of the Public.

1. Apologies: Cllr Williams (Personal) – accepted. District Cllrs Chambers & Godwin – received.
2. Declarations of interest in items on the agenda
 - (a) Declaration of any Disclosable Pecuniary Interests - None
 - (b) Declaration of any Disclosable other – NoneDispensations granted to Cllrs Deakin, Elcock and Rowley all being members of the Village Hall Committee.

The meeting was adjourned for Public Question Time, notes of which are appended to these minutes

3. The following planning applications were considered:

Planning Application No: 16/01700/FUL

Proposal: Full planning application for a residential development comprising of 55 dwellings, including 22 affordable dwellings with associated new access off Bransford Road

Location: Land at (Os81615378), Bransford Road, Rushwick, Worcestershire

Comments: Councillors took a named vote as follows:-

Cllr Haywood – No objections but with concerns

Cllr Wigglesworth – No objections if concerns are met.

Cllr Deakin – No objections if concerns are met.

Cllr Parker – No objections

Cllr Rowley – No objections but with concerns.

Cllr Bennett – No objections

Cllr Elcock – No objections

Rushwick Parish Council has no objections to this planning application but would like the following concerns to be addressed:-

1. We have concerns about Flood Risk Assessment and how the Flood Risk is to be addressed as this is not dealt with within the planning application. We support the view of South Worcestershire Land Drainage Partnership that the statutory consultation is required regarding the Drainage Strategy proposals.
2. Visitor Parking arrangements are insufficient.
3. We would like to see a better variation of finish and style to ensure the village feel and appearance within the development is maintained.
4. We would like to see a better mix with the provision of two bedroomed dwellings for sale on the open market.
5. We would like to see the Social Housing provision spread throughout the development.
6. Traffic calming measures need to be put in place prior to development access to mirror measures at the entrance to the village from the by-pass.
7. The assessment of the setting of the listed building of the Willow House is to be revisited.
8. We expect that all appropriate measures must be in place to reduce noise nuisance, disruption and interruption to residents living and working locally to site and in wider village setting. All works traffic must enter and exit Rushwick Village and approach the site from A4103. All deliveries must be parked off road and delivered off road on site. All workers vehicles must be parked off road and on site. Appropriate working restrictions must be in place. Appropriate vehicle cleaning and road cleaning must be in situ and effective, including litter picking.

9. Pedestrian access onto the Bransford Road could be safer and we suggest that a safety barrier is installed or the ground transverses.
 10. There was strong representation from parishioners that the site is overdeveloped and they would prefer to see 41 dwellings as oppose to 55.
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4. To discuss any additional plans requested by MHDC up to the date of this meeting – Clerk to request a time extension to determine planning application 16/0014971.
 5. Any Other Business – None

Meeting closed at 8.12 pm
Sharon Baxter
Clerk

Signed..... Chairman.....Date

PUBLIC QUESTION TIME

Mrs Abigail Tilling – Objects to planning application 16/01700/FUL
Please refer to her comments.

Kay Poole – Willow House

Reiterated comments of Abigail Tilling.

Her dwelling is a listed building. Her view and outlook will be ruined. Will her house be deregistered as a result?