

Barnt Green Parish Council

Minutes of the Planning Committee meeting held on Wednesday 31st January 2018, at 6pm at 80 Hewell Road, Barnt Green

Cllrs Present: Cllrs - S Whitehand (Chairman), R Briggs, R Cholmondeley, P Perry

In attendance: Executive Officer, Gill Lungley

PI18/01	Apologies Cllr J Jagger.		
PI18/02	Declarations of Interest a) The requirement to keep the Register of Interests updated was noted. b) No Disclosable nor Other Disclosable Interests were declared		
PI18/03	Dispensation requests There were no dispensation requests to consider.		
Public Question Time Not required			
PI18/04	Approval of previous minutes The minutes of the meeting held 07/08/2017 were agreed correct and signed by the Chairman.		
PI18/05	Planning Consultations		
a)	a) The parish council had been consulted on the following plan:		
	BDC ref	P Log	Address
	18/00033	085	33 Fiery Hill Road
			Proposal Removal of condition 3 (Traffic Regulation Order) attached to application 16/0796 [BGPC log no 038]
	<p>PC comment: When consulted on application 16/0796, the Parish Council recommended refusal, the comment at that time was:</p> <p><i>There is no objection to a new drive on the site, however with regard to the proposed crossover, due to the nearby railway station Fiery Hill Road is popularly used for commuter car parking. The installation of a dropped kerb and pavement crossover here will reduce the number of car parking spaces available thereby moving car parking to a different site further away from the station. The parish council would recommend refusal for the reason that the proposal will reduce the sustainability of the railway station (if people can't park nearby then they will not use the station).</i></p> <p><i>With regard to the removal of the hedge, this site is in the Barnt Green conservation area and the removal of the hedge would be detrimental to the area's character.</i></p> <p><i>There are concerns about the visibility splay – there will be cars parked on either side of the proposed access (commuter parking). It will be difficult to manoeuvre on entrance and egress due to the narrowness of the road at this point and it will be dangerous due to (1) the proposed new access being closer to the Hewell Lane junction than the existing access and (2) the downhill speeds of motorists using this road.</i></p> <p>WE now note that the decision regarding 16/0796 was to grant permission subject to conditions, one of which states there must be a suitable visibility splay and we appreciate that from a safety point of view then there should be a significant splay provided to ensure safety of access.</p> <p>We note the traffic speed data was gathered over a period of three days during the week; it is notable that there is no weekend data. This is significant because parking at this site is</p>		

Barnt Green Parish Council

	<p>attributable to commuters using the railway station; it is therefore more likely that cars will be parked at this site on weekdays, causing a significant reduction to traffic speeds. On the days when there are no parked cars, the traffic speeds will increase.</p> <p>NB The driveway opens directly onto the downward lane of the hill of Fiery Hill Road at a point where, if unrestricted, traffic is still gathering speed having already travelled 0.3km downhill.</p> <p>It seems likely that the extent of the splay required for the TRO will mean that no cars will be able to park on the road here. If no cars are parked here then the speed of traffic will increase; data gathering over a period when no cars are parked here (all other variables being the same) would support this assertion.</p> <p>Despite our earlier comments, the fact is that permission has now been granted. In the light of which the parish council would state as follows:</p> <p>For safety reasons regarding the applicant's use of the access, the parish council would not want Condition 3 to be removed entirely but think the 43m requirement is excessive. For the benefit of the wider community's road safety then some on-road parking should be allowed to continue to ensure passing traffic is deterred from exceeding the speed limit and to contribute to slowing the traffic. The parish council would therefore support a reduction in the splay requirement to 20m max.</p>
b)	Decisions made by the Planning Authority: see attached.
c)	<p>Note Bromsgrove DC's consultation opportunity on the High-Quality Design Supplementary Planning Document.</p> <p>Members agreed to review this document by 12/02/2018 in advance of the next Parish Council meeting.</p>
P118/06	<p>Date of next meeting</p> <p>The date, time and venue of the next meeting to be decided.</p>

The meeting closed at 18:26hrs.

Signed: _____
Chairman

Date: _____

Barnt Green Parish Council

Decisions made by Bromsgrove District Council on applications during 2017.

BGPC log	BDC Ref	Address	Status
059	17/0026	45 Fiery Hill Road Barnt Green B45 8JZ	Application Granted
068	17/00540/ADV	Retail Unit 30 Hewell Road Barnt Green Birmingham Worcestershire B45 8NE	Application Granted
069	17/00539/FUL	4 Hewell Lane Barnt Green Birmingham Worcestershire B45 8NZ	Application Granted
070	17/00636/FUL	6A Cherry Hill Road Barnt Green Birmingham Worcestershire B45 8LH	Application Granted
071	17/00678/FUL	Retail Unit 30 Hewell Road Barnt Green Birmingham Worcestershire B45 8NE	Application Granted
072	17/00756/8FUL	17 Oakdene Drive Barnt Green Birmingham Worcestershire B45 8LQ	Application Granted
073	17/00758/FUL	57 Bittell Road Barnt Green Birmingham Worcestershire B45 8LX	Application Granted
074	17/00537/FUL	11 Blackwell Road Barnt Green Birmingham Worcestershire B45 8BT	Application Granted
075	17/00826/FUL	3 Sandhills Road Barnt Green Birmingham Worcestershire B45 8NP	Application Granted
076	17/00631/FUL	Land Adjacent Gaunts Cottage Sandhills Green Barnt Green Worcestershire	Application Refused
077	17/00825/FUL	51 Orchard Croft Barnt Green Birmingham Worcestershire B45 8NJ	Application Granted
078	17/00859/FUL	40 Hewell Road Barnt Green Birmingham Worcestershire B45 8NF	Application Granted
079	17//830/FUL	34 Bittell Road Barnt Green Birmingham Worcestershire B45 8LY	Application Granted
080	17/01034/FUL	Flat 33A Fiery Hill Road Barnt Green Birmingham Worcestershire B45 8LE	Application Refused
081	17/01204/FUL	77 Bittell Road Barnt Green Birmingham Worcestershire B45 8LX	Application Granted
082	17/01199/FUL	11 Cherry Hill Avenue Barnt Green Birmingham Worcestershire B45 8LA	Awaiting decision
083	17/01347/FUL	10 Cherry Hill Road Barnt Green Birmingham Worcestershire B45 8LJ	Pending Consideration
084	17/01395/FUL	30A Hewell Road Barnt Green Birmingham Worcestershire B45 8NE	Application Granted
085	18/00033/FUL	33 Fiery Hill Road Barnt Green Birmingham Worcestershire B45 8LE	Pending Consideration