



# WEST DEAN PARISH COUNCIL

Kim Carpenter  
Clerk to the Council

P Holland  
Deputy Clerk

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West Dean Centre  
High Street  
Bream  
Glos.  
GL15 6JW

## PLANNING COMMITTEE MINUTES

Date of Meeting: 4<sup>th</sup> July 2023

Held At: 17:00 in the West Dean Centre

**Present:** Cllrs S Dunford, B Evans, & S Yeates

**Clerk:** K Carpenter

### **Public Questions & Comments**

No members of the public were present at the meeting.

- 1 **Apologies:** Cllr A Bruce & E Cooper
- 2 **Declarations of Interest:** None
- 3 **Minutes of last meeting:** Agreed as an accurate record of the meeting.
- 4 **Planning Applications and consultation – For consideration.**

#### **4a) Bream Ward**

*Please note that for Bream planning applications the Parish Council policy is that for new developments consisting of two or more dwellings, a cattle (sheep) grid must be provided.*

None received.

#### **4b) Berry Hill Ward**

*Please note that planning applications for the Berry Hill and Christchurch wards must be compliant with the Neighbourhood Development Plan for the area.*

#### **P0776/23/FUL – 7 Forest Patch, Berry Hill Coleford**

*Erection of two storey side extension with associated works. Demolition of existing garage.*

West Dean Parish Council have no observations to make on this application.

#### **4c) Christchurch Ward**

*Please note that planning applications for the Berry Hill and Christchurch wards must be compliant with the Neighbourhood Development Plan for the area.*

#### **P0717/23/FUL – Apple Tree Cottage, Coopers Road, Christchurch**

*Change of use of building from home office, gym and store to holiday let, home office and gym (retrospective)*

West Dean Parish Council note that this is a retrospective application for change of use to a holiday let but are disappointed with the underhand approach taken with this application and will leave the decision to the professional opinion of the officer.

#### **4d) Pillowell Ward**

None received.

#### **4e) Parkend Ward**

#### **4f) Sling & Ellwood Ward**

### **5 Discussion of proposed Highways on street parking restrictions. *To be feedback to Highways by noon 21<sup>st</sup> July 2023.***

West Dean Parish Council have no observations to make on these on street parking restrictions. This information will be shared with Cllr Richmond, Chair of Highways & Footpaths as that committee may have observations on these proposals.

#### **Other Discussions**

Cllr Evans spoke briefly about the Pin Factory development and suggested that an approach to the developer for a meeting to discuss the development and the concerns raised.

Cllr Dunford also briefly spoke about the site visit to Corner House, Yorkley Wood Road and that he was scheduled to speak at the FODDC Planning Committee on this application.

### **6 Next meeting: 5.00 pm, Tuesday 4<sup>th</sup> July 2023 at the West Dean Centre, Bream.**

| PLANNING APPLICATIONS - DECIDED JUNE 2023                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
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| <a href="#">Crown reduce 1 x Eucalyptus back to previous pruning points approximately 4 metres from upper extended branches, due to proximity to overhead power-lines. Reduce height of 6 x Leylandii trees to 300mm above previous pruning points, in order to allow more light into bedroom and to stop them becoming too dominant. Remove 1 x immature Oak tree, due to poor health and being in unsuitable location adjacent to overhead cables. Plant 2 x fruit trees as replacements.</a> |
| Fairview Cottage Link Road Pillowell Gloucestershire GL15 4QY<br>Ref. No: P0708/23/TCA   Received: Mon 22 May 2023   Validated: Mon 22 May 2023   Status: Consent<br><a href="#">Discharge of Condition 6 (signed statement of declaration that site is safe and stable) relating to planning permission P2063/20/FUL.</a>                                                                                                                                                                      |
| Land At Coinros Nursery (also Known As Holiday Chalet) Clements End Gloucestershire GL16 8LN<br>Ref. No: P0048/23/DISCON   Received: Wed 03 May 2023   Validated: Thu 04 May 2023   Status: Consent<br><a href="#">Proposed dormer to rear roof flank.</a>                                                                                                                                                                                                                                      |
| Peartree Cottage Oak Lane Pillowell Lydney Gloucestershire GL15 4QA<br>Ref. No: P0592/23/FUL   Received: Thu 27 Apr 2023   Validated: Fri 28 Apr 2023   Status: Consent<br><a href="#">Replacement of existing conservatory with single storey extension.</a>                                                                                                                                                                                                                                   |
| Hailey Little Drybrook Clements End Coleford Gloucestershire GL16 8LP<br>Ref. No: P0504/23/FUL   Received: Fri 07 Apr 2023   Validated: Tue 11 Apr 2023   Status: Consent<br><a href="#">Erection of a first floor side extension.</a>                                                                                                                                                                                                                                                          |
| 12 The Barracks Parkend Gloucestershire GL15 4HR<br>Ref. No: P0494/23/FUL   Received: Thu 06 Apr 2023   Validated: Fri 07 Apr 2023   Status: Consent                                                                                                                                                                                                                                                                                                                                            |

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| <a href="#">Erection of detached dwelling and associated works.</a>                                                                                                                                          |
| Woodview Parkend Road Yorkley Gloucestershire GL15 4TF<br>Ref. No: PO287/23/FUL   Received: Tue 28 Feb 2023   Validated: Thu 13 Apr 2023   Status: Consent                                                   |
| <a href="#">Erection of single storey side extension incorporating garage, erection of two storey rear extension and erection of new front porch. Demolition of existing front porch and side extension.</a> |
| The Orchards Woodland Road Bream Lydney Gloucestershire GL15 6HS<br>Ref. No: PO145/23/FUL   Received: Fri 27 Jan 2023   Validated: Mon 30 Jan 2023   Status: Consent                                         |
| <b>BUILDING CONTROL APPLICATIONS – COMPLETED JUNE 2023</b>                                                                                                                                                   |
| <a href="#">Circuit alteration or addition in a special location Install a replacement consumer unit</a>                                                                                                     |
| Flat 2 Old Co Op House High Street Bream Lydney Gloucestershire GL15 6JS<br>Ref. No: NICEIC2363/23   Deposited: Wed 07 Jun 2023   Decided:   Status: Building Work Complete                                  |
| <a href="#">Install heating system controls separate from the heating appliance Installation of an oil-fired boiler</a>                                                                                      |
| York House Montpellier Road Bream Lydney Gloucestershire GL15 6LZ<br>Ref. No: OFTEC2357/23   Deposited: Wed 07 Jun 2023   Decided:   Status: Building Work Complete                                          |
| <a href="#">Install a gas-fired boiler</a>                                                                                                                                                                   |
| Flat 2 Old Co Op House High Street Bream Lydney Gloucestershire GL15 6JS<br>Ref. No: GASAFE0576/23   Deposited: Mon 05 Jun 2023   Decided:   Status: Building Work Complete                                  |
| <a href="#">Install replacement doors in a dwelling</a>                                                                                                                                                      |
| 5 Greenacre Bream Lydney Gloucestershire GL15 6AP<br>Ref. No: FENSA2338/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                                          |
| <a href="#">Install replacement windows in a dwelling</a>                                                                                                                                                    |
| 9 Greenacre Bream Lydney Gloucestershire GL15 6AP<br>Ref. No: FENSA2337/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                                          |
| <a href="#">Install replacement windows in a dwelling</a>                                                                                                                                                    |
| 22 Greenacre Bream Lydney Gloucestershire GL15 6AP<br>Ref. No: FENSA2336/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                                         |
| <a href="#">Install replacement windows in a dwelling</a>                                                                                                                                                    |
| 5 Greenacre Bream Lydney Gloucestershire GL15 6AP<br>Ref. No: FENSA2335/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                                          |
| <a href="#">Install replacement doors in a dwelling</a>                                                                                                                                                      |
| 22 Greenacre Bream Lydney Gloucestershire GL15 6AP<br>Ref. No: FENSA2339/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                                         |
| <a href="#">Circuit alteration or addition in a special location</a>                                                                                                                                         |
| 12 Chapel Road Berry Hill Coleford Gloucestershire GL16 7QY<br>Ref. No: NICEIC2346/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                               |
| <a href="#">Install replacement doors in a dwelling</a>                                                                                                                                                      |
| 9 Greenacre Bream Lydney Gloucestershire GL15 6AP<br>Ref. No: FENSA2340/23   Deposited: Sun 04 Jun 2023   Decided:   Status: Building Work Complete                                                          |
| <a href="#">Install a gas-fired boiler</a>                                                                                                                                                                   |
| 2 Bakery Mews Bream Lydney Gloucestershire GL15 6FG<br>Ref. No: GASAFE0575/23   Deposited: Sat 03 Jun 2023   Decided:   Status: Building Work Complete                                                       |
| <a href="#">Circuit alteration or addition in a special location Install a replacement consumer unit Install one or more new circuits</a>                                                                    |
| 12 Puzzle Close Bream Lydney Gloucestershire GL15 6HE<br>Ref. No: NICEIC2259/23   Deposited: Fri 02 Jun 2023   Decided:   Status: Building Work Complete                                                     |
| <a href="#">Install replacement windows in a dwelling</a>                                                                                                                                                    |
| Fairview Cottage Link Road Pillowell Lydney Gloucestershire GL15 4QY<br>Ref. No: FENSA2390/23   Deposited: Thu 01 Jun 2023   Decided:   Status: Building Work Complete                                       |
| <a href="#">Conversion of attached garage to provide hobby room and utility space.</a>                                                                                                                       |
| Yorkley View Lansdown Walk Bream Lydney Gloucestershire GL15 6NE                                                                                                                                             |

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| <p>Ref. No: BNO280/22   Deposited: Tue 26 Apr 2022   Decided: Tue 26 Apr 2022   Status: Building Work Complete</p> <p><a href="#">Single storey rear/side extension.</a></p>                                                                                                           |
| <p>Briarwood Folly Road Parkend Lydney Gloucestershire GL15 4JF</p> <p>Ref. No: FPO155/15   Deposited: Mon 16 Mar 2015   Decided: Wed 06 May 2015   Status: Building Work Complete</p>                                                                                                 |
| <b>BUILDING CONTROL APPLICATION - DECIDED IN JUNE 2023</b>                                                                                                                                                                                                                             |
| <p><a href="#">Erection of a single storey extension.</a></p>                                                                                                                                                                                                                          |
| <p>Highbury Tylers Way Yorkley Lydney Gloucestershire GL15 4SN</p> <p>Ref. No: BNO355/23   Deposited: Mon 19 Jun 2023   Decided: Mon 19 Jun 2023   Status: Building Work Started</p> <p><a href="#">Erection of a rear single storey extension and associated works.</a></p>           |
| <p>Jasmine Cottage Blue Rock Crescent Bream Lydney Gloucestershire GL15 6LW</p> <p>Ref. No: BNO339/23   Deposited: Thu 08 Jun 2023   Decided: Thu 08 Jun 2023   Status: Building Work Started</p> <p><a href="#">Installation of a level access shower.</a></p>                        |
| <p>7 Morcroft Place Whitecroft Lydney Gloucestershire GL15 4RQ</p> <p>Ref. No: BNO345/23   Deposited: Thu 08 Jun 2023   Decided: Thu 08 Jun 2023   Status: Building Work Started</p> <p><a href="#">Two storey side and single storey rear extension and internal alterations.</a></p> |
| <p>Parkfields New Road Bream Lydney Gloucestershire GL15 6HJ</p> <p>Ref. No: FPO322/23   Deposited: Wed 31 May 2023   Decided: Thu 15 Jun 2023   Status:</p> <p><a href="#">Erection of a new dwelling. (See SAP0003/23)</a></p>                                                       |
| <p>Land At April Cottage (Meadow View) Meadow Close Viney Hill Lydney Gloucestershire</p> <p>Ref. No: FPO244/23   Deposited: Thu 13 Apr 2023   Decided: Wed 07 Jun 2023   Status: Building Work Started</p>                                                                            |