



WEST DEAN PARISH COUNCIL

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PLANNING COMMITTEE MINUTES

Date of Meeting: 18th February 2025

Held At: 17:00 in the West Dean Centre

Present: Cllrs S Dunford, B Evans & S Yeates

Clerk: K Carpenter

1 Apologies.

Cllr S Lewis – work commitments

2 Declarations of Interest.

None received

3 Minutes of last meetings held on 18th February 2025

The minutes were agreed as an accurate record of the meeting and were signed by the Chair of Committee.

4 Planning Applications and Consultations for consideration by the Committee

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.

P0116/25/FUL – Serenity Cottage, Bowson Road, Bream

Erection of a single storey and two storey extension and Porch, along with internal alterations to existing cottage and erection of a detached garage with associated landscaping and works.

There were no observations on this application.

P0064/25/FUL – 1 Hillside Close, Bream, Lydney

Erection of replacement wooden boundary treatments (ranging between 1.2 metres and 1.8 metres in height). Creation of off-road vehicular parking with associated works. Removal of the existing chain link fence. (Part retrospective).

The Committee agreed to support this application.

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.

P0127/25/FUL – Sachi, Nine Wells Road, Berry Hill, Coleford

Installation of oil tank to front of property for the purposes of domestic heating.

The Committee noted that a mine shaft was within the boundary of this property and also noted that no development should take place within 20m of this feature.

There were no observations on the planning application.

P0122/25/COU – 10 Chapel Road, Berry Hill, Coleford

Change of use of existing utility room to hair salon.

The Committee agreed to support this application.

P0166/25/FUL – 21 Coverham Road, Berry Hill, Coleford

Erection of two storey side extension and porch with associated works. Demolition of existing single storey extension, conservatory and front porch and rear porch.

It was noted that this encroachment cottage is on the 1834 map of Worcester Walk and that any of the hedgerows that form the boundary need to be protected.

There were no observations on the planning 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.

None received.

4d) Pillowell Ward

Please note that planning applications within the Pillowell Ward must be compliant with the Forest Edge South Neighbourhood Plan.

None received.

4f) Sling & Ellwood Ward

P0128/25/FUL – The Bungalow, Parkend Walk, Sling

Adding a drop kerb to the right-hand side of the front of the property for garage access.

The Committee supports the GCC Highways comments and would like to see these as conditions on the planning application.

P0153/25/FUL – Laurels Business Park, Parkend Walk, Sling

Re-roofing of existing building including minor raise in height, re-cladding of exterior of the building and creation of additional storage space. (part retrospective)

The Committee welcomed the improvement and uplift of this site but were disappointed with the quality of the drawings and the lack of detail about the roof height and how much this was being increased by in this application.

4g) Parkend Ward

Please note that planning applications within the Parkend Ward must be compliant with the Forest Edge South Neighbourhood Plan.

F25/00083/PRMV – Forest Food Showcase, Speech House Hotel, Speech House, Coleford

Application for variation of premises licence. Formal representation to be sent to ers@fdean.gov.uk

There were no observations about this variation to the licence.

F/25/00088/PRMV – Dean Forest Cycles, Whitecroft Road, Parkend, Lydney, GL15 4HG

Application for variation of premises licence to extend licenced hours to 21:00. Formal representation to be sent to ers@fdean.gov.uk

There were no observations about this variation to the licence.

5. Chairs Items –

Any planning matters that the Chair wishes to bring to the Committees attention.

7. Next meeting: 5.00 pm, Tuesday 18th March 2025 at the West Dean Centre, Bream.

DRAFT