



## Planning Committee

Date: 20<sup>th</sup> August 2020

Report of Interim Head of Planning and Building Control

### SUPPLEMENTARY PAPER

Since preparation of the agenda, the following information has been received.

Officer comments are provided in response along with any amendments to the recommendation.

Item Number: 1                      Site Address: Aspray, Park Road	
Supplemental Information:	Officer Comments:
Pollution Control request for condition No.4 (standard contaminated land condition) to be updated to reflect consultation comments.	Condition No.4 to be updated to require remediation statement and validation report. No further changes to the recommendation.
<b>Recommendation: Planning Committee resolve to Delegate to the Interim Head of Planning &amp; Building Control to Grant Planning Permission Subject to Conditions and subject to:</b> <ul style="list-style-type: none"><li>• A satisfactory drainage scheme;</li><li>• Overcoming the outstanding objections raised by the Lead Local Flood Authority;</li><li>• No further comments from a statutory consultee raising material planning considerations not previously addressed; and</li><li>• The amendment and finalising of conditions.</li></ul>	

Item Number: 2                      Site Address: Beechdale Community Housing Association, Chilton House, Stephenson Avenue	
Supplemental Information:	Officer Comments:
Amended plans have been submitted showing: <ul style="list-style-type: none"><li>- Position for bins within the rear</li><li>- The acoustic fence to the</li></ul>	<p>Noted, plans list condition to be amended and condition 10a.</p> <p>The boundary fencing may require further changes in</p>

<p>rear and sides of the site to be reduced to 1.8m high.</p> <p>Further consultations on amended plans received from Highways England, Historic England, Fire Officer, Public Rights of Way, Coal Authority, Sport England, Natural England, Network Rail confirming no objections subject to comments already made.</p> <p>The drainage strategy plan was resubmitted.</p> <p>Flood Risk Officer – No objection</p> <p>Pollution Control – The environmental impact scheme report does not appear to reference the guidance contained within ProPG Planning and Noise (May 2017) for new residential development.</p> <p>Page 35 of the report refers to 100% parking.</p>	<p>response to Pollution Control concerns hence delegation is sought.</p> <p>Noted</p> <p>Flood Risk Officer reconsulted</p> <p>Noted</p> <p>Noted, the agent has submitted a noise report, which has been forwarded to Pollution Control to review.</p> <p>The scheme actually provides 200% parking.</p>
<p><b>Recommendation:</b> Planning Committee resolve to Delegate to the Interim Head of Planning &amp; Building Control to Grant Planning Permission Subject to Conditions and a S106 Agreement to secure provision for open space and subject to</p> <ul style="list-style-type: none"> <li>• Addressing Pollution Control's concerns regarding noise.</li> <li>• No new material considerations being received within the consultation period;</li> <li>• The amendment and finalising of conditions;</li> <li>• No further comments from a statutory consultee raising material planning considerations not previously addressed;</li> </ul>	

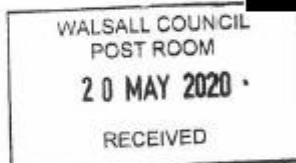
Item Number: 3      Site Address: Rother Highgate Drive	
Supplemental Information:	Officer Comments:
The applicants agent has confirmed they want the application deferring to resolve outstanding issues with the planning application	Noted and agreed

**Recommendation: Deferred to a future planning committee**

<b>Item Number: 4                      Site Address: Woodlands Academy of Learning</b>	
<b>Supplemental Information:</b>	<b>Officer Comments:</b>
No objection from Sport England on the grounds that it would not reduce the overall sporting capability of the site.	To note. Recommendation amended to take this consultation response into account.
Confirmation has been provided by the applicant that the land is owned by Walsall Council.	To note. No further changes to the recommendation.
Neighbour asked for comments to be presented at Planning Committee.	Comments from this neighbour are already summarised, considered and addressed within the report. No further changes to the report or recommendation are necessary.
Clarification required on the provisions of external lighting under conditions 5 and 7.	Condition No.7 will be updated to take account of the external security lighting required under condition No.5.
Severn Trent Water comments received requesting drainage condition and sewer note to applicant.	Condition and note to be included as requested. No further changes to the report or recommendation are necessary.

Petition received as already set out in the report.

For the attention of the Development Management.  
① % Mike Brereton. 13-05-20



11 Hunts Lane.  
Short Heath,  
Willenhall,  
WV12 5VZ

wishing to register concern about the planning application 20/039.  
Regulation 3: Minor Application (s1 1992/1492), Woodlands Academy of Learning, Bloxwich Road North

Proposal: Installation of a modular WV12 5PR Nursery Classroom and access ramps.

I would like more clarity on what is actually proposed for this site.

1. is this new modular Classroom for existing child places or is it to up the amount of child places on offer at the school.
2. If the number of pupils is to be increased, what provision is being made for Parking.

Signature:- Re Planning of  
PAY Nursery - 20/03/95

Taskivan 3 Girpa Shower  
12 Hunts Lane  
11 Hunts Lane  
10 Hunts Lane  
5, Woodland Close  
5, Woodland Close  
4 Woodland Close  
8 HUNTS LANE  
7 Hunts Lane  
7A Hunts Lane  
7A Hunts Lane  
6C Hunts Lane  
14 HUNTS LANE  
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28 Linden Lane  
36 LINDEN LANE  
13 HUNTS LANE  
" " "

From:

112 - [REDACTED]  
14, Hunts Lane  
Willenhall  
West Midlands  
W.V.12.5NZ

**Recommendation: Planning Committee resolve to Delegate to the Interim Head of Planning & Building Control to Grant Planning Permission Subject to Conditions and subject to:**

- No new material considerations being received by Clean and Green; and
- The amendment and finalising of conditions.

Item Number: 5

Site Address: 34 New Road

Supplemental Information:

Officer Comments:

Pollution Control have advised the planning conditions relating to air quality and NOx boilers have been omitted.	Noted. Planning conditions to be included.
<b>Recommendation:</b> Delegate to the Interim Head of Planning & Building Control to Grant Planning Permission Subject to the amendment and finalising of conditions	

Item Number: 6                      Site Address: 195b Foley Road West	
Supplemental Information:	Officer Comments:
<p>The report makes several references to a 1m high boundary treatment could be built at the application site using permitted development rights.</p> <p>Condition 4 is missing a word 'out'</p>	<p>This is a typographic error. The planning application (BC18734P) approving the house and its adjacent houses removed permitted development rights including boundary treatments. The report should have confirmed that the applicant could implement planning approval 18/0557 to erect a 1 metre high boundary wall subject to complying with the conditions of approval.</p> <p>Noted, condition to be updated.</p>
<b>Recommendation:</b> Delegate to the Interim Head of Planning & Building Control to Grant permission subject to the amendment and finalisation of conditions and subject to resolving highways objections and retention of the hedge	