

## DEVELOPMENT CONTROL COMMITTEE

Tuesday 11<sup>th</sup> April 2006 at 6.00 pm  
in the Committee Room 2, The Council House, Dudley

### PRESENT:-

Councillor Stanley (Chairman)  
Councillor James (Vice-Chairman)  
Councillors Banks, Mrs Collins, Mrs Cowell, G Davies, Debney, Donegan  
and Mrs Ridney.

### OFFICERS: -

Mr J Butler, Mr T Glews, Mr J Pattinson, Mr P Reed, (Directorate of the  
Urban Environment), Assistant Director of Legal and Democratic Services,  
Mrs G Breakwell, Mr J Jablonski and Mr R Jewkes (Directorate of Law and  
Property).

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### APOLOGIES FOR ABSENCE

Apologies for absence were submitted on behalf of Councillors Southall and  
Mrs Wilson.

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### SUBSTITUTE MEMBERS

It was reported that Councillor Mrs Cowell had been appointed to serve as a  
substitute for Councillor Southall and that Councillor Mrs Ridney had been  
appointed to serve as a substitute for Councillor Mrs Wilson for this meeting  
only.

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### DECLARATIONS OF INTEREST

No Member made a declaration of interest in accordance with the Members'  
Code of Conduct.

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### MINUTES

#### RESOLVED

That the minutes of the meeting of the Committee held on 21<sup>st</sup>  
March 2006, be approved as a correct record and signed.

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## CHANGE IN ORDER OF BUSINESS

Pursuant to Council Procedure Rule 13 (c) it was

RESOLVED

That the order of business at agenda item no. 5 be varied in order to allow planning application P06/0210 to be considered first.

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## PLANNING APPLICATIONS TO DEVELOP

A report of the Director of the Urban Environment was submitted on the following plans and applications to develop. The persons referred to were in attendance at the meeting and spoke on the planning application indicated:

Plan no. P06/0210 – 57 Addison Road, Brierley Hill – First floor extension to side and rear to create bedrooms, en-suites and bathroom – Mr Singh, on behalf of the applicant and Miss Leigh, on behalf of the objectors.

RESOLVED

That the plans and applications be dealt with as follows:

- (i) P06/0210 – 57 Addison Road, Brierley Hill – First floor extension to side and rear to create bedrooms, en-suites and bathroom.

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Decision: That consideration of the application be deferred pending a site visit to be held prior to the next meeting of the Committee, in the light of concerns raised at the meeting.

- (ii) P05/2760 – The Old Post Office, Wolverhampton Street, Dudley – External and internal alterations to form 22 apartments.

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Decision: Refused, for the following reasons:

1. The proposed development, by virtue of its scale, nature and the intensity of the proposed use would be out of keeping with the surrounding area. The proposal is therefore contrary to Policy DD4 - Development in Residential Areas and H6 (Housing Density) of the Unitary Development Plan and the advice contained in draft PPS3 (Housing) and PPG 3: Housing.

2. The proposed development provides insufficient parking provision to the detriment of highway safety, and contrary to the provisions and intent of AM14 (Parking) and DD6 Access and Transport Infrastructure of the Unitary Development Plan and PPG 13: Transport.
  3. The proposed development, due to the introduction of new mezzanine floors will result in a form of development which does not adequately safeguard and enhance the listed building's architectural and historic interest. The proposal is therefore contrary to Policy HE6 (Listed Buildings) of the Unitary Development Plan and the provisions of PPG15.
- (iii) Plan no. P06/0374 – Foxyards CP School, Foxyards Road, Tipton – Remove existing mobile classroom and relocate existing single mobile. Install a new double and single mobile classroom. Single storey extension to school to provide a four classroom block and staff room.
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Decision: Approved, subject to conditions numbered 1 to 4 (inclusive) as set out in the report of the Director of the Urban Environment, and two additional conditions, numbered 5 and 6, as follows:

5. Prior to the occupation of the extension hereby permitted a travel plan for the pupils and staff shall be submitted to and approved in writing by the local planning authority. The plan shall include details of its implementation, and shall commence implementation from the occupation of the extension hereby permitted and continue for the lifetime of the development unless otherwise agreed in writing by the local planning authority.
  6. Prior to the commencement of the development, details of four additional parking spaces shall be submitted to and be approved in writing by the LPA and implemented in accordance with the approved details prior to the development being brought into use.
- (iv) Plan no. P06/0025 – Land at School Drive, Amblecote, Stourbridge – Outline (residential) (all matters reserved)
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(Councillor Mrs Martin, ward Member, spoke against the proposal)

Decision: That consideration of the application be deferred pending a site visit to be held during school term time in order to address concerns raised by Members regarding traffic congestion in the area and the current use of the site for parking.

(Councillor Debney requested that his vote for refusal of the application be recorded)

- (v) Plan no. P06/0098 – 31 Drew Road, Stourbridge – Display one internally illuminated projecting box sign (Retrospective).

Decision: Refused, for the following reason:

The application is detrimental to the amenity of the area and contrary to policy DD14 as featured in the Dudley Unitary Development Plan.

- (vi) Plan no. P06/0243 – Rear of property, 45 Yardley Street, Stourbridge – Rear fencing and gates (Retrospective).

Decision: That consideration of the application be deferred pending a site visit to be held prior to the next meeting of the Committee, to address concerns raised by Members.

(Councillors Mrs Collins and Debney requested that their abstention from the vote on this application be recorded)

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#### ENFORCEMENT REPORT

A joint report of the Director of Law and Property and the Director of the Urban Environment was submitted on proposed enforcement action.

#### RESOLVED

That the Local Planning Authority, having regard to all the provisions of the adopted Dudley Unitary Development Plan and all other material considerations before them authorises enforcement action:

- (a) To remove the garage erected at 29 Old End Lane, Coseley within two months of the service of notice.
- (b) To ensure that conditions 4,5,6,7,9 and 11 of planning application no. P03/2156 for the erection of one dwelling adjacent to 48 Coldstream Drive, Wordsley, are complied with within one month of the service of notice.

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The meeting ended at 7.30pm

CHAIRMAN

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