

**DUDLEY METROPOLITAN BOROUGH**

**DEVELOPMENT CONTROL COMMITTEE – 12<sup>TH</sup> JANUARY 2022**

**PRE - COMMITTEE NOTES**

**Page 1      Application No. P21/1386 – 14 Iron Bridge Walk, Pedmore, Stourbridge, DY9 0SF**

5 additional objections have been received from previous objectors who live on Iron Bridge Walk and Wigorn Lane with the following material comments:

- Overlooking
- Loss of privacy
- Loss of light
- Overbearing and dominating
- Scale
- Out of character
- Incorrect site plan

The following non-material comments were made:

- Number of occupants
- Value to property
- Works carried out to drive and outbuilding
- HMO use

**Page 13      Application No. P21/1763 – Everley Residential Home, 15 Lyde Green, Cradley, Halesowen, B63 2PQ**

Further to the Officers Report, one further anonymous objection has been received suggesting that the home will be used to house young offenders.

In addition, two further petitions have been received, one online petition containing 72 signatures, and a second petition containing 163

signatures. These petitions state the following concerns regarding the proposed use:

- Unsuitable location for the care facility
- Increase in crime,
- The company has little or no experience of running such a facility,
- Loss of property values.

Further to the above, an alteration has also been made to Condition 5, which has been changed from a 'pre-commencement' to a 'prior to occupation' condition stating the following:

*'Prior to the first occupation of the development details of electric vehicle charging bays with a vehicle charging point, to be provided in accordance with the Council's standard (Parking Standards SPD) shall be submitted and approved in writing by the Local Planning Authority. Such details shall include signs and bay markings indicating that bays will be used for parking of electric vehicles only whilst being charged. The electric charging points and bays shall be installed prior to first occupation in accordance with the approved details and shall thereafter be maintained for the life of the development.*

*REASON: In the interests of creating a sustainable form of development and to encourage the use of ultra low emission vehicles in accordance with Policies ENV8 (Air Quality) and DEL1 (Infrastructure Provision) of the Black Country Core Strategy.'*