

## CODSALL PARISH COUNCIL

### MINUTES

Planning Meeting held in the Parish Council Chamber,  
Station Road, Codsall on Wednesday 27<sup>th</sup> September 2017 at 7.00 PM.

**Present: Parish & District Councillors:** Mrs M Barrow (Chairman), J Michell  
**Parish Councillors:** N. Caine, Mrs K Ewart, B Holland, T Jeavons, Mrs A Morrison,  
B Spencer, P Wright, **Parish & County Councillor** R Marshall

Two members of the public were present.

#### 1. APOLOGIES

Apologies for absence were received and accepted from Councillors S Jenkinson, I Kenyon, N Loftus and Mrs C Millar. Apologies were received from Mrs V Chapman, who had another commitment and would try to attend the meeting later.

#### 2. DECLARATIONS OF INTEREST AND REQUESTS FOR DISPENSATION

Declarations of interest were received from Cllrs N Caine and R Marshall – agenda item 7.8 – Committee members of the Local Government Pension Scheme (LGPS). There were no requests for dispensation.

#### 3. MINUTES

**Resolved** that the Minutes of the Planning Meeting held on the Wednesday 13<sup>th</sup> September 2017 be approved and signed as a true record.

#### 4. PUBLIC PARTICIPATION

A resident of Codsall raised their concern to whether the Clerk has the competency to mark the trees for removal in accordance with the plan at the entrance of the planned Car Park on Oaken Field and requests an on-site meeting with the Arboricultural Officer from South Staffordshire District Council to also ensure the correct trees are marked for removal. The Chairman advised that the Arboricultural Officer at South Staffordshire District Council had already attended an on-site meeting and had agreed the trees to be removed with the Clerk.

#### 5. PLANNING DECISIONS

The following Planning Decisions from South Staffordshire Council were **received and noted:**

**17/00602/FUL** Replacement garage  
Oaken Park Farm, County Lane, Kingswood WV7 3AH  
**Approved with conditions**

**17/00639/TREE\_T** Tree Preservation Order namely 57/1975. Area A1 -  
crown reduce 2 silver birches  
Medina House, Mill Lane, Codsall WV8 1QH  
**Approved**

- 17/00646/FUL** Single-storey side and rear extensions, detached garage  
3 Flemmynge Close, Codsall WV8 2AD  
**Approved with conditions**
- 17/00650/TREE\_T** Tree Preservation Order namely 33/1969. T46 & T47 –  
2 Silver Birches, remove  
3 Queens Gardens, Codsall WV8 2EP  
**Refusal**
- 17/00673/FUL** Single storey side extension to form utility/laundry room  
66 Sandy Lane, Codsall WV8 1EN  
**Approved**

## 6. PLANNING APPLICATIONS

**Resolved** that the following recommendations be made to South Staffordshire Council:

- 17/00800/FUL** Two storey front and side extension forming bedrooms and single storey rear kitchen/lounge extensions  
Dawscroft, Histons Hill, Codsall WV8 2EY  
It was proposed and seconded to refuse the planning application on the following grounds; Conflict with Structure Plan, Local Plan or UDP policies, over development, incompatible with the design of existing buildings, dominating nearby buildings and conflict with the pattern of development.  
A vote was taken: 9 For and 1 Against  
**Refusal on the following grounds;**
- **Conflict with Structure Plan, Local Plan or UDP policies**
  - **Over development**
  - **Incompatible with the design of existing buildings**
  - **Dominating nearby buildings**
  - **Conflict with the pattern of development**
- 17/00818/FUL** Single storey kitchen extension, single storey sun room extension and second floor extension over existing kitchen  
Moatbrook House, Moatbrook Lane, Codsall WV8 1DS  
**Approval**
- 17/00822/FUL** Alterations to the existing roof and front elevation  
Newlands, Mill Lane, Codsall WV8 1QH  
**Approval**

- 17/00823/TREE\_T** Tree Preservation Order 33/1969. Area A4. Frontage - crown reduce 2 Yews by up to 2m. Rear - remove 1 Yew closest to the property or carry out overall crown reduction.  
Highfield, Histons Hill, Codsall WV8 2ER  
**To defer decision to South Staffordshire Council's Arboricultural Officer.**

## 7. CORRESPONDENCE

- 7.1 Request for permission for a traffic mirror opposite Oaken Drive –** [Agenda items 6.1 – 13<sup>th</sup> September 2017, 6.4 – 28<sup>th</sup> June 2017 and 6.5 – 14<sup>th</sup> June 2017].

**Resolved** Cllr Marshall to provide an update at the next meeting to be held on Wednesday 11<sup>th</sup> October 2017.

- 7.2 Car Park Committee Update –** the Minutes of the meeting held 15<sup>th</sup> September 2017 were **received and noted.** The following proposed recommendations made by the Car Park Committee were considered:

- Thorne Architect are requested to obtain estimate costs of construction, of the Car Park
- The Finance Committee to review the estimate costing, for budgeting purposes, and then to bring any recommendations to the Main Council for consideration.
- The Clerk to be authorised to mark the trees proposed for removal at the entrance of the proposed carpark with spray paint or similar and the Clerk to obtain quotations for removal of the trees for future consideration by the Council.

The Chairman advised the meeting that an in depth meeting was held on site at Oaken Field with the Planning Officer from South Staffordshire District Council, the trees to be removed were identified and the root protection of the remaining trees was discussed.

Cllr Michell queried when the trees were going to be removed. The Clerk advised no trees to be removed until the Council had received and approved quotations for removal.

Cllr Mrs Ewart advised that the reason the trees were identified at this stage was that they could be easily identified whilst they still had their leaves on.

It was proposed by Cllr Holland and seconded by Cllrs N Caine and T Jeavons that the following be accepted:

- Minutes of the Car Park Committee meeting held on 15<sup>th</sup> September 2017.
- Thorne Architect are requested to obtain estimate costs of construction, of the Car Park
- The Finance Committee to review the estimate costing, for budgeting purposes, and then to bring any recommendations to the Main Council for consideration.
- The Clerk to be authorised to mark the trees proposed for removal at the entrance of the proposed carpark with spray paint or similar and the Clerk to obtain quotations for removal of the trees for future consideration by the Council.

**Resolved** unanimously approved and accepted.

- 7.3 Housing Development off Watery Lane** – an email from Mark Baldwin of Taylor Wimpey dated 12<sup>th</sup> September 2017 requesting written confirmation that even if the developer paid a reasonable commuted sum, the Council will not accept ownership and maintenance of the pond.

Cllr Morrison also raised the concern that the large Oak tree situated directly outside the first house on the new housing development at Watery Lane may not have a TPO. The new residents of the property may wish for it to be cut down and removed.

**Resolved:-**

- A letter to be sent confirming that even if the developer paid a reasonable commuted sum, the Council will not accept ownership and maintenance of the pond.
- To check with the Planning officer at South Staffordshire District Council that the tree directly outside the first house on the new housing development at Watery Lane has a TPO, if not, could one be put on.

(7.26pm a member of the public left the meeting)

- 7.4 Allotment Association** – an emailed invitation dated 7<sup>th</sup> September 2017 from the Watery Lane Allotment Association AGM on 19<sup>th</sup> October 2017 at 7.30pm at Bilbrook Village Hall was **received and noted.**
- 7.5 Preparing for the General Data Protection Regulation (GDPR)** – an overview of the GDPR guidelines [update to Agenda item 6.9 – 13<sup>th</sup> September 2017] was **received and noted.**
- 7.6 Lloyds Business Account Changes** – a letter from Lloyds Bank dated August 2017 was **received and noted.**
- 7.7 Community Council of Staffordshire – Annual General Meeting 3<sup>rd</sup> October 2017** – a letter and 2016-2017 Annual Report dated 4<sup>th</sup> September 2017 was **received and noted.**

Cllrs N Caine and R Marshall took no part in the discussion or decision in the following Agenda Item.

- 7.8 Local Government Pension Scheme – Actuarial Strain Costs for Early Retirement** – a letter from Staffordshire Pension Fund dated September 2017 was **received and noted.**
- 7.9 Staffordshire EnviroGrant Scheme** – an email from Veolia dated 8<sup>th</sup> September 2017 was **received and noted.**
- 7.10 Codsall Community Group** – a thank you letter dated 19<sup>th</sup> September 2017 was **received and noted.**

**8. DATE OF NEXT MEETING**  
**Wednesday 11<sup>th</sup> October 2017**

(Meeting closed 7.30pm)