

BIRMINGHAM CITY COUNCIL

PLANNING COMMITTEE 1 OCTOBER 2015

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON THURSDAY, 1 OCTOBER 2015 AT 1100 HOURS IN COMMITTEE ROOMS 3 AND 4, COUNCIL HOUSE, BIRMINGHAM

PRESENT:-

Councillor Sharpe in the Chair;

Councillors Azim, Booton, J Clancy, Cornish, Douglas Osborn, Griffiths, C Jones, M Khan, Linnecor, Moore and F Williams.

PUBLIC ATTENDANCE

- 4092 The Chairman welcomed members of the public to the meeting, indicating that a leaflet had been circulated explaining how the Committee operated. He stressed that, because the Committee was a quasi-judicial one, no decisions had been made before the meeting.

NOTICE OF RECORDING

- 4093 The Chairman advised, and the Committee noted, that this meeting would be webcast for live or subsequent broadcast via the Council's Internet site (www.birminghamnewsroom.com) and members of the press/public could record and take photographs. The whole of the meeting would be filmed except where there were confidential or exempt items.

CHAIRMAN'S ANNOUNCEMENTS

Planning Committee Meetings

- 4094 The Chairman informed Members that meetings were scheduled to take place on 15, 29 October, 12 and 26 November 2015.

APOLOGIES

- 4095 Apologies were submitted on behalf of Councillors Beauchamp, Fazal and Straker Welds.

MINUTES

4096 **RESOLVED:-**

That the Minutes of that part of the last meeting of the Committee open to the public be noted.

MATTERS ARISING

4097 There were no matters arising.

NOTIFICATIONS BY MEMBERS OF PLANNING APPLICATIONS THAT THEY CONSIDER SHOULD BE DETERMINED BY COMMITTEE

Planning Application No 2015/06710/PA – Cincinnati, Kingsbury Road, Erdington

4098 Councillor Moore requested that a report relating to the above planning application be submitted to a future meeting of the Committee in light of concerns regarding highway issues and that the proposal might be over intensive.

PETITION

4099 No petitions were received.

The business of the meeting and all discussions in relation to individual planning applications including issues raised by objectors and supporters thereof was available for public inspection via the web-stream.

REPORTS OF THE DIRECTOR OF PLANNING AND REGENERATION

The following reports were submitted:-

(See document No 1)

Planning Applications in Respect of the North West Area

Report No 8 – Little Ripley Day Nurseries, 2 and 4 Goldieslie Road, Sutton Coldfield – 2015/06019/PA

The Area Planning Manager (North West) advised that additional letters of objection had been received. He drew Members' attention to photographs displayed in the room at the request of the objector which he advised the applicant had seen and had had an opportunity to comment upon prior to today's meeting.

An objector spoke against the application.

The Area Planning Manager (North West) responded to comments made by the objector.

Members commented on the application and it was agreed that a condition be added regarding the hours during which work on the site, including demolition, construction and delivery, could take place.

The Area Planning Manager (North West) and Head of Planning Management responded to Members' comments.

Upon being put to a vote it was 6 in favour, 4 against and 2 abstentions.

4100

RESOLVED:-

That planning permission be granted subject to the conditions set out in the report and amended below:-

New Condition 4:

Requires the prior submission of a construction method statement/management plan.

No development shall take place, including any works of demolition, until a Construction Method Statement has been submitted to and approved in writing by the Local Planning Authority. The approved statement shall be adhered to throughout the construction period. The method statement shall provide for details of the following:-

- * the parking of vehicles of site operatives and visitors
- * location of loading and unloading of plant and materials
- * hours of demolition/construction/delivery to be between the hours of 0800 and 1730.

The development shall be implemented in accordance with the approved details.

Reason: In order to safeguard the amenities of occupiers of premises/dwellings in the vicinity in accordance with Paragraphs 3.8 and 3.10 of the Birmingham UDP 2005 and the National Planning Policy Framework.

Report No 9 – 277-311 Wellington Road, Land to Rear of, Perry Barr – 2015/05545/PA

4101

RESOLVED:-

- (i) That consideration of the application be deferred pending the completion of a suitable legal agreement as set out in the report;
 - (ii) that, in the event of the above legal agreement not being completed to the satisfaction of the local planning authority by 4 November 2015, planning permission be refused for the reasons set out in the report;
 - (iii) that, in the event of the legal agreement being completed to the satisfaction of the local planning authority by 4 November 2015, favourable consideration would be given to the planning application subject to the conditions set out in the report;
 - (iv) that the Director of Legal and Democratic Services be authorised to prepare, seal and complete the appropriate legal agreement.
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Report No 10 – Land at Dovedale Road, Perry Common – 2015/05231/PA

4102

RESOLVED:-

That planning permission be granted subject to the conditions set out in the report.

Report No 11 – Land on Waverhill Road, Handsworth – 2015/06508/PA

Upon being put to a vote it was 10 in favour, 1 against and 0 abstentions.

4103

RESOLVED:-

That planning permission be granted subject to the conditions set out in the report.

Report No 12 – 29-31 Hamstead Hill, Handsworth – 2015/06482/PA

Members commented on the application and the Area Planning Manager (North West) and Head of Planning Management responded thereto.

4104

RESOLVED:-

That planning permission be granted subject to the conditions set out in the report.

Report No 13 – 9 Ebley Road, Handsworth – 2015/01523/PA

4105 **RESOLVED:-**

That planning permission be granted subject to the conditions set out in the report.

Report No 14 – 51 Rocky Lane, Perry Barr – 2015/04666/PA

4106 **RESOLVED:-**

That planning permission be granted subject to the conditions set out in the report.

Report No 15 – Site of Former King Edward VII Public House, 426 Lichfield Road, Aston – 2015/06652/PA

A Member commented on the application and the Transport Manager responded thereto.

4107 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Planning Application in Respect of the South Area

Report No 16 – 163 Bristol Road, Edgbaston – 2015/05418/PA

The Principal Planning Officer (South) advised that additional comments from the applicant had been received.

Members commented on the application and the Principal Planning Officer (South) responded thereto.

Upon being put to a vote it was 8 in favour, 3 against and 0 abstentions.

4108 **RESOLVED:-**

That planning permission be granted subject to the conditions set out in the report.

Planning Applications in Respect of the City Centre Area

Report No 17 – Lombard Street, Digbeth – 2015/05172/PA

The Principal Planning Officer (City Centre) advised that she wished to add a condition regarding glazing and acoustics.

Members commented on the application and the Principal Planning Officer (City Centre), Head of Planning Management and Transport Manager responded thereto.

Upon being put to a vote it was 9 in favour, 1 against and 1 abstention.

4109

RESOLVED:-

- (i) That consideration of the application be deferred pending the completion of a suitable legal agreement as set out in the report;
- (ii) that, in the event of the above legal agreement not being completed to the satisfaction of the local planning authority by 5 October 2015, planning permission be refused for the reasons set out in the report;
- (iii) that, in the event of the legal agreement being completed to the satisfaction of the local planning authority by 5 October 2015, favourable consideration would be given to the planning application subject to the conditions set out in the report and amended below:-

New Condition 23:

Glazing and acoustics to safeguard future occupiers' amenities.

All glazing and ventilation to habitable rooms shall be agreed in writing with the Local Planning Authority prior to installation and maintained thereafter.

Reason: In order to secure the satisfactory development of the application site in accordance with Paragraphs 3.8 of the Birmingham UDP 2005 and the National Planning Policy Framework;

- (iv) that the Director of Legal and Democratic Services be authorised to prepare, seal and complete the appropriate legal agreement.
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Reports Nos 18 to 42

The Head of Planning Management explained that reports nos 18 to 42 were applications seeking temporary consent for the installation of a double-sided digital advertising totem in various locations throughout the city centre area. All applications were for the replacement of existing advertising units.

The Head of Planning Management, in referring to reports nos 19, 39 and 42, advised that full motion adverts and conditions had been adjusted and he wished to delete condition 2 for each of those applications.

No comments were received from Members regarding reports nos 18 to 42.

Members agreed to take a single vote for all applications and it was 10 in favour, 0 against and 1 abstention.

Report No 18 – Holloway Head, Near Holloway Circus Queensway, City Centre – 2015/06638/PA

4110 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 19 – Bull Street, Near Dalton Way, City Centre – 2015/06656/PA

4111 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report and amended below:-

Delete Condition 2.

Report No 20 – Summer Hill Street/Sandpits, Central Reservation Area, City Centre – 2015/06757/PA

4112 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

**Report No 21 – Ladywood Middleway, Central Reservation Area,
City Centre – 2015/06671/PA**

4113 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

**Report No 22 – Corporation Street (Eastside)
Outside Birmingham City University, City Centre – 2015/06689/PA**

4114 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

**Report No 23 – Bristol Street (West Side)
Near Holloway Circus Queensway, City Centre – 2015/06640/PA**

4115 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

**Report No 24 – Steelhouse Lane, Outside Colmore Plaza, City Centre –
2015/06696/PA**

4116 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

**Report No 25 – Ladywood Middleway, Central Reservation Area,
City Centre – 2015/06695/PA**

4117 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 26 – Corporation Street, City Centre – 2015/06694/PA

4118 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 27 – Icknield Street, Central Reservation Area, City Centre – 2015/06807/PA

4119 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 28 – Hockley Hill (North East Side), Near Hockley Circus, City Centre – 2015/06680/PA

4120 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 29 – Nechells Parkway, Central Reservation Area, Nechells – 2015/06697/PA

4121 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 30 – Ladywood Middleway, Outside Ladywood Arts and Leisure Centre, City Centre – 2015/06754/PA

4122 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 31 – Dartmouth Middleway, Near Junction of Heneage Street, City Centre – 2015/06542/PA

4123 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 32 – Smallbrook Queensway, Opposite TK Maxx, City Centre – 2015/06543/PA

4124 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 33 – New John Street West, Central Reservation Area, City Centre – 2015/06545/PA

4125 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 34 – New John Street West, Central Reservation Area, City Centre – 2015/06598/PA

4126 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 35 – Highgate Middleway, Central Reservation Area, City Centre – 2015/06672/PA

4127 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 36 – Parade, Near John Smyth House, City Centre – 2015/06539/PA

4128 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 37 – Summer Hill Road, Near Junction of Anderton Street, City Centre – 2015/06538/PA

4129 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 38 – Belgrave Middleway, Near Junction of Sherlock Street, City Centre – 2015/06536/PA

4130 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 39 – Smallbrook Queensway, Outside Lichfield House, City Centre – 2015/06537/PA

4131 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report and amended below:-

Delete Condition 2.

Report No 40 – Broad Street, Outside Cumberland House, City Centre – 2015/06540/PA

4132 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 41 – New John Street West (South Side), Near Hockley Circus, City Centre – 2015/06673/PA

4133 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report.

Report No 42 – Dale End, Outside Dale House, City Centre – 2015/06541/PA

4134 **RESOLVED:-**

That temporary advertisement consent be granted subject to the conditions set out in the report and amended below:-

Delete Condition 2.

VISITS TO SITES IN CONNECTION WITH PLANNING APPLICATIONS

4135 There were no site visits pending.

OTHER URGENT BUSINESS

The Chairman was of the opinion that the following item should be considered as a matter of urgency in view of the need to expedite consideration thereof and instruct officers to act:-

Replacement of Existing Advertising Units

The Head of Planning Management explained that the applications considered earlier in the meeting for the replacement of existing advertising units were part of a wider scheme and pointed out that there were approximately 300 applications still to be determined.

The Head of Planning Management requested and it was:-

4136 **RESOLVED:-**

That, provided the replacement signs are the same size and erected in the same location or within close proximity to the existing units and that no significant objections are received, the remaining applications be dealt with under officers delegated powers; further that any applications received for new locations would be considered by the Committee.

AUTHORITY TO CHAIRMAN AND OFFICERS

4137

RESOLVED:-

That in an urgent situation between meetings the Chair, jointly with the relevant Chief Officer, has authority to act on behalf of the Committee.

EXCLUSION OF THE PUBLIC

4138

RESOLVED:-

That, in view of the nature of the business to be transacted, which includes the following exempt information, the public be now excluded from the meeting:-

Agenda Item etc

**Paragraph of Exempt
Information Under Revised
Schedule 12A of the Local
Government Act 1972**

Private section of the Minutes of the last meeting 3