

**Minutes of the meeting of the Planning Committee
Held on Monday 19th Nov 2012 in the Jubilee Hall**

Consulted: Cllrs. Brian Lee (Chairman), John Cutland, Phil Squires, James Sumner, Mike Webb
Bob Phillips (Clerk).

1. Apologies accepted for absence

Cllr Terry Hunt

2. Public Participation

The following members of the public attended to comment and support an objection to the proposed extension to the Memorial Woodland.

R. Walters (representing J Walters), Anne Land (Roger Land), T & M Godbert, (M & J Whitaker), J Gaby, A Hendy, (A & C Thompson), (A & P Boulton), H. Meek, C Charrington, E & A Buckoke, P Taylor, A Price, R Taylor, (M & J Williams)

R Unwin and S Heaven representing Tytherington Parish Council.

3. Declaration of Interests

None

4. Planning Applications

9.203 Resolved. The Parish Council has no objection to the application listed below

PT12/3757/TRE	35 Wolfridge Ride Alveston	Works to 1no. Beech tree to reduce crown by 30% covered by Tree Preservation Order TPO37 dated 13 January 1971
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9.204 Resolved. The Parish Council objects to the application listed below on the following grounds:

With a shortage of bungalow accommodation in Alveston, we object to the demolition of a perfectly sound property.

The proposed development is considered to be an overdevelopment of the site.

Insufficient car parking space has been planned especially as the road position is totally unsuitable for vehicle parking.

PT12/3613/F	6 Strode Common Alveston	Demolition of existing dwelling to facilitate the erection of 2no. detached dwellings with new access and associated works.
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9.205 Resolved. The Parish Council strongly objects to the application listed below on the following grounds:

Demonstrable Need - The applicant has not and can not demonstrate a need for this huge expansion of the business. At the present rate of usage, the currently approved site has between 10-20 more years before the area is fully utilised. There is no demonstrable need for this significant expansion of the cemetery and local cemeteries in all adjacent parishes have ample capacity for many years to come.

Traffic Issues and Road Safety - The entrance to the cemetery is in a quiet country lane much used by walkers, cyclists, horses and slow moving agricultural vehicles. Any increase in traffic for funerals or other events will create a significant safety hazard to other users. If allowed, this extension would inevitably demand a considerable increase in the number of funerals and events at the site with great impact in terms of traffic generation and road safety on unsuitable roads and amenity and related policies.

Urbanisation of the Green Belt - In 1995 an application to convert agricultural land at this site of lesser overall size than in this application was refused on the grounds that “the impacts resulting from size, scale and location on the rural character and visual amenity; together with the poor relationship to public transport and the increase in car travel contrary to national and local planning guidance relating to Green Belt and transportation.” The Parish Council believes this reasoning is still pertinent and nothing the owner has done on the existing cemetery site instils confidence that the “natural aspect” of the area will be maintained. Well documented breaches of both conditions and Green Belt Policy at this site in the past give little confidence that if extended, the site owners would give regard to any conditions in place.

No Landscape or Planting Plan has been included with the application. Plans included in the original permitted development for landscaping and planting have not yet been completed. New burials are now taking place in a bare field with no evidence of tree planting as originally proposed.

The Parish Council unequivocally supports the views of the majority of local residents and members of adjacent Parish Councils in calling for this application to be refused.

PT12/3221/F	Memorial Woodland Earthcott Green	Change of use of agricultural land to cemetery (Sui Generis) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended)
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5. Planning Permissions Granted:-

The following application has been approved with conditions.

PT12/3197/F	Ashleigh 52 Gloucester Road Rudgeway	Erection of detached garage and workshop. Erection of front porch. (Resubmission of PT12/0291/F).
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The following application is not considered to require prior approval

PT12/3387/PNA	Merry Heaven Farm Old Gloucester Road Alveston	Prior notification of the intention to erect an agricultural building for the storage of machinery.
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6. Planning Permissions Refused

None

7. Applications Withdrawn

None

8. Notice of appeal (Secretary of State)

None

9. Representation at Planning Meetings.

None

10. Appeal decisions

None

11. Enforcement Investigation.

None

12. Licence Application

None

13. Information

None

14. Any Other Business

None

The next meeting of the Planning Committee is on Monday 3rd Dec at 7.00pm