

Monmouth Town Council

Mayor's Parlour,
Shire Hall,
Monmouth NP25 3DY

Tel: 01600 715662
Email: townclerk@monmouth.gov.uk
www.monmouth.gov.uk



PLANNING APPLICATIONS & DECISIONS

Minutes of the meeting of the Monmouth Town Council Planning Committee
Held on
Monday 7 January at 6.00 pm
In the
Community Room, Shire Hall, Monmouth

PRESENT: Chairman Councillor G W F Buckland
Councillor Mrs MC Atkins, Councillor R Bond, Councillor Mrs S Chivers,
Councillor Mrs A Dewhurst, Councillor J Fletcher, Councillor Mrs V Mitchell and
Councillor Mrs A Were

170. TO RECEIVE DECLARATION OF INTEREST OF ITEMS ON THE AGENDA:
None Received

171. TO RECEIVE APOLOGIES FOR ABSENCE:
Councillor R Hayward and Councillor T Christopher

172. TO CONFIRM MINUTES OF THE MEETING HELD ON 10 December 2007
Confirmed correct

173. TO REVIEW ACTION SUMMARY
Forward to the next meeting

174. TO NOTE CORRESPONDENCE

- I. **MCC:** Completed enforcement Cases Weekly list 01/11/2007 – 30/11/2007
- II. **MCC:** Agenda for Planning Committee meeting to be held on Tuesday 11 December 2007
- III. **MCC:** Consultation on the Draft regional technical statement
- IV. Copy of information for DC/2007/01037 Car Park to Blestium Street Monmouth
- V. Copy of information for DC/2007/01214 Former cattle market site adjacent to Blestium Street
- VI. **MCC:** MCC local Development Plan delivery agreement
- VII. **MCC:** Weekly list of determined planning applications week 49 01/12/2007 – 07/12/2007
- VIII. **MCC:** Weekly list of registered planning applications week 49 24/11/2007 – 30/11/2007
- IX. **MCC:** Weekly list of determined planning applications week 50 24/11/2007 – 30/11/2007
- X. **MCC:** Weekly list of registered planning applications week 50 24/11/2007 – 30/11/2007
- XI. **MCC:** Licensing Act 2003 MCC licensing policy dated 7 January 2008

I, II, III, V11, V111, IX, X, noted
IV and V discussed, to be kept on file.
VI and XI to next meeting.

Initials: _____

175. NEW APPLICATIONS

1. DC/2007/01468: Outline Planning Permission

Proposed detached dwelling (outline)

Land adjacent to 5 Brook Estate, Monmouth

Decision required by 8 January 2008

Recommendation: Approval

Condition that the driveway should be constructed from permeable materials.

2. DC/2007/01551: Listed Building Consent

Proposed installation of a heritage blue plaque on the east end elevation to the building
The Nelson Museum, The New Market Hall, Priory Street, Monmouth

Decision required by 8 January 2008

Recommendation: Approval.

3. DC/2007/01542: Listed Planning Permission

Replace existing flat roof to extension with sloping roof

4 Rolls Avenue, Monmouth

Decision required by 8 January 2008

Recommendation: Approval.

4. DC/2007/01547: Advertisement Consent

1 no non illuminated projecting sign (fascia and internal signs do not require express consent)

Pizza Express, 36 Monnow Street, Monmouth

Decision required by 8 January 2008

Recommendation: Approval.

5. DC/2007/011630: Advertisement Consent

One 2.5m by 2.5m externally illuminated 'Lidl' fascia sign and one 3m by 6m wall mounted billboard

Lidl Store, Junction of off Redbrook Road (A466) and Staunton Road (A4136) Monmouth

Decision required by 8 January 2008

Recommendation: Approval of the roof sign. Refusal of the window sign.

This sign is too large and is inappropriate for the approach to the lower Wye Valley.

6. DC/2007/01569: Planning Permission

Residential development of four semi-detached two/two and a half storey buildings
17 Dixton Close, Monmouth

Decision required by 8 January 2008

Recommendation: Approval.

Condition that the driveways to be constructed from permeable materials.

7. DC/2007/01557: Planning Permission

Replace front porch with extension

9 Whitehall Close, Monmouth

Decision required by 8 January 2008

Recommendation: Approval.

8. DC/2007/01645: Planning Permission

Erection of canopy within existing service Yard

110-114 Monnow Street, Monmouth

Decision required by 8 January 2008

Recommendation: Approval.

Initials: _____

9. **DC/2007/01237: Planning Permission**
Construction of Care Home and associated works
Land at Junction of Chartist Rise & Cornpoppy Avenue, Monmouth
Decision required by 8 January 2008
Recommendation: Adjournment.
Request a meeting with the architect and developer at the Shire Hall, preferably Wednesday or Thursday this week.
Concerns with:-
1) The limited parking,
2) The very dominant bulk of the building,
3) Proximity to flood areas, no spot heights shown on the plan.
4) Access for emergency vehicles in a flood situation.
5) The intended number of occupants being more than the local medical facilities can cope with.

Request that an environmental survey should be made before any work is carried out on the site.

176. **APPEALS**
E6840/A 07/2059556/WF: Planning Application DC/2007/00304: Application Type: FULL
Residential development of 4 detached 2/3 storey dwellings
17 Dixton Close, Monmouth
Linked to application DC/2007/01569.

177. **TO CONSIDER APPLICATION DC/2006/00858 RESIDENTIAL DEVELOPMENT OF LAND AT CROFT Y BWLA, MONMOUTH**
Cllr Buckland will be away at the time of the MCC Planning Meetings on January 22nd and February 5th. Cllr Mrs Were agreed to attend these meetings if Croft y Bwla is on the agenda. It was agreed that a letter should be sent to Mr Ashworth MCC in light of the draft recommendations set out in the Pitt Report regarding flooding.

178. **LATE APPLICATIONS** (For Information Only To Be Carried Forward To Next Meeting).
DC/2007/01507: Planning Permission
Proposed replacement garage/store at rear of 92 Monnow Street
92 Monnow Street Monmouth
Decision required by 11 January 2008
Recommendation

DC/2007/01660: Planning Permission
Demolition of timber lean-to and construction of single story rear extension
36 St Mary's Street Monmouth
Decision required by 12 January 2008
Recommendation

DC/2007/01653: Planning Permission
Erection of log cabin and removal of domestic garage
35 Wyesham Avenue
Wyesham Monmouth
Decision required by 28 January 2008
Recommendation

All late applications were noted but not agreed

Initials: _____

Correspondence:

MCC: Agenda for planning Committee meeting to be held on Tuesday 8 January 2008 2.00 pm

MCC: Weekly list of determined planning applications week 51 15/12/2007 – 21/12/2007

MCC: Weekly list of registered planning applications week 51 15/12/2007 – 21/12/2007

MCC: Weekly list of determined planning applications week 52 22/12/2007 – 28/12/2007

MCC: Weekly list of registered planning applications week 52 22/12/2007 – 28/12/2007

Lisa Smoult e-mail: Link relating to the interim report from the governments public inquiry after the 2007 floods. Full report is due June 2008.

MCC: Weekly list of determined planning applications week 48 24/11/2007 – 30/11/2007

MCC: Weekly list of registered planning applications week 48 24/11/2007 – 30/11/2007

Adjourned to the next meeting.

Lisa Smoult's e-mail had been read by Councillor Buckland and partly incorporated in the letter to the Mr Ashworth MCC about Croft y Bwla. .

179. ANY OTHER BUSINESS

Possible infringements of planning regulations were discussed and it was agreed to ask The Clerk to investigate.

Members requested that the Planning Enforcement Officer and the Conservation Officer be invited to attend a meeting (Suggested Date of 18th February) to give information about these issues and the policy that MCC has.

180. DATE OF NEXT MEETING:

21 January 2008

Signed: _____

Date: _____

Initials: _____