

Monmouth Town Council

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PLANNING COMMITTEE

Minutes of the meeting held on Monday 31 August 2010 at 6.00 pm Market Hall Priory Street, Monmouth

PRESENT: Chairman R Bond
Councillor Mrs S Chivers
Councillor Mrs A Dewhurst
Councillor Mrs J Gunter
Councillor J Hall
Councillor R Hayward
Councillor M Jones
Councillor Munslow

82. To receive declarations of interest in items on the agenda:

None received

83. To receive apologies for absence:

Councillor J Fletcher and Councillor T Christopher

84. To confirm and sign the minutes of the meetings held on 02 August 2010 and 16th August 2010:

Minutes for 02 August 2010 were confirmed correct and signed
Minutes for 16 August 2010 were confirmed correct and signed

85. To receive correspondence

- I. **MCC:** Agenda for Planning Committee meeting to be held on Tuesday 24 August 2010 at County Hall
- II. **MCC:** Approved listed building consent for the Rolls Hall statue
- III. Letter of objection for application DC/2010/00434 Monmouth Hospital **Fwd MCC**
- IV. **MCC:** Weekly list of determined planning applications 31/007/2010 to 06/08/2010
- V. **MCC:** Weekly list of determined planning applications 07/08/2010 to 13/08/2010

Noted

86. New Applications

1. DC/2010/00687: Planning Permission

Change of Use 1st floor from Commercial to Class C3, includes three, two bed residential properties. Ground floor refurbishment and become a Building Society. Changes to shop front incl. construction of new entrance to 1st floor apartments
1, Monnow Street, Monmouth

Decision Required by: 2nd September 2010

Recommendation: Approval

The Town council recognises the need for accommodation in the area but would have preferred the ground floor premises to have remained retail rather than commercial

For: 5 Against: 0 Abstentions: 3

2. DC/2010/00637: Planning Permission

Proposed 2 storey extension to rear elevation of existing property
5 Shelley Crescent Monmouth.

Decision Required by: 1st September 2010

Recommendation: Approval

3. DC/2010/00434: Planning Permission

Proposed Residential Development following demolition of existing building incorporating
21 apartments and 4 houses

Monmouth Hospital Site, 13 Hereford Road, Monmouth

Decision Required by: 2nd September 2010

Recommendation: Refusal

The development is in appropriate for the area and the building is part of the local heritage

One of the conditions of sale was to keep the building

The building should be made secure and safe

4. DC/2010/00435: Conservation Area Consent

Proposed residential development following demolition of existing building

Monmouth Hospital Site, 15 Hereford Road, Monmouth

Decision Required by: 3rd September 2010

Recommendation: Refusal

- The development is inappropriate for the area and the building is part of the local heritage
- One of the conditions of the sale was to keep the building
- The building should be made safe and secure, at present it is open and being damaged causing the building to deteriorate further.

5. DC/2010/00688: Listed Building Consent

Change of use and a new shop front is proposed. This involves the restoration and painting of the two existing cast iron columns and other alteration to the front elevation 1 Monnow Street Monmouth.

Decision Required by: 2 September 2010

Recommendation: Approval

The Town council recognises the need for accommodation in the area but would have preferred the ground floor premises to have remained retail rather than commercial

For: 5 Against: 0 Abstentions: 3

6. DC/2010/00649: Planning Permission

Construction of a new three storey boarding house and a two storey house parent's dwelling with a landscaped courtyard and gardens respectively.

Haberdashers Monmouth School for Girls

Hereford Road Monmouth

Decision Required by: 6 September 2010

Recommendation: Approval

Although recommendation of approval the committee has concerns regarding the loss of car parking when special events take place

7. DC/2010/00734: Planning Permission

Mixed use development of commercial and residential with car parking 20-36 Monnow Street Monmouth.

Decision Required by: 7 September 2010

Recommendation: Approval

8. DC/2010/00735: Listed Building Consent

Mixed use development of commercial and residential with car parking 20-36 Monnow Street Monmouth.

Decision Required by: 7 September 2010

Recommendation: Approval

9. DC/2010/00678: Planning Permission

Extension and alterations to provide utility room, garage and first floor bedroom 132 Hereford Road Monmouth.

Decision Required by: 9 September 2010

Recommendation:

Site visit arranged for Wednesday 31 September at 2.00pm

87. Appeals:

Appeal Number E08/234 APP/E6840/F/10/2131145

Planning (Listed Buildings and conservation Areas Act) 1990

Appeal by R N Mounter

6 Agincourt Street

Monmouth

Decision required by 15 September

Recommendation: Noted

88. Late Correspondence and applications:

Correspondence:

Ms C Hughes-Gardner: Letter of objection to the demolition of Monmouth Hospital

MCC: Weekly list of Registered planning applications 07/08/2010 to 13/08/2010

MCC: Weekly list of Registered planning applications 14/08/2010 to 20/08/2010

MCC: Weekly list of Determined planning applications 14/08/2010 to 20/08/2010

MCC: Weekly list of determined planning applications 07/08/2010 to 13/08/2010

Applications:

DC/2010/00702: Planning Permission

Conversion of former preparatory school to sixth form boarding house with associated staff accommodation, including new extension to rear
12 St James Street Monmouth.

Decision Required by: 14 September 2010

Recommendation

DC/2010/00706: Listed Building Consent

The project consists of the conversion of existing former preparatory school to a sixth form boarding house with associated staff accommodation. The existing buildings comprises of 3 Grade II listed buildings (all attached) and a later extension. There will also be a new extension that will connect into the existing extension at the rear.

12 St James Street Monmouth.

Decision Required by: 14 September 2010

Recommendation

DC/2010/00347: Planning Permission

Proposed extension over existing double garage

28 St Vincent's Drive Monmouth.

Decision Required by: 21 September 2010

Recommendation

DC/2010/00728: Planning Permission

Extension of balcony to the rear of the property. The existing balcony has a depth of 1.17m and the proposal; is to extend to 1.83m (no alteration to the width)

27 Auden Close Osbaston Monmouth

Decision Required by: 22 September 2010

Recommendation

89. To agree items of business to be discussed at next meeting:

None received

90. To confirm date of next meeting

Monday 13th September 2010 at 6.00pm Shire Hall Monmouth