

## **PLANNING COMMITTEE**

**Thursday, 27 May, 2010 at 5.30 p.m.**

**In the Council Chamber at the Council House Walsall**

### **Present**

Councillor Bird (**Vice-Chairman**)

Councillor Ali

Councillor Beeley

Councillor P. Bott

Councillor Cook

Councillor Douglas-Maul

Councillor Harris

Councillor P. Hughes

Councillor Madeley

Councillor Rochelle

Councillor Sarohi

Councillor Turner

### **Observers**

Councillor Perry & Councillor Thomas were observing the meeting as they had not received training.

#### **2411/10 Apologies**

Apologies for non attendance were received on behalf of Councillors Yasin, D. Pitt, Arif and Carpenter.

#### **2412/10 Minutes**

##### **Resolved**

That the minutes of the meeting held on 29 April, 2010, a copy having been previously circulated to each Member of the Committee, be approved and signed by the Chairman as a correct record.

#### **2413/10 Declarations of Interest**

Councillor P. Bott declared:-

A prejudicial interest in item 7 on the agenda relating to the erection of 19 houses, access, parking & associated works at rear of 160-164 Broad Lane, Bloxwich as he lives on Broad Lane.

Councillor P. Hughes declared:-

A prejudicial interest in item 11 relating to proposed village green status for land adjacent to Boatman's Rest Public House , between High Street and St. Johns Close, Walsall Wood Walsall as he had previously declared his view on this matter.

Councillor Harris declared:-

A prejudicial interest in item 11 relating to proposed village green status for land adjacent to Boatman's Rest Public House , between High Street and St. Johns Close, Walsall Wood Walsall as he had previously declared his view on this matter.

Councillor Bird declared:-

A prejudicial interest in item 11 relating to proposed village green status for land adjacent to Boatman's Rest Public House , between High Street and St. Johns Close, Walsall Wood Walsall as he had previously declared his view on this matter.

#### 2414/10 **Deputations and Petitions**

Councillor Rochelle requested Committee's agreement to introduce a deputation in relation to item 9 on the agenda relating to 813 Sutton Road, Walsall.

Councillor Bird also requested Committee's permission to allow a deputation to speak in relation to item 7 on the agenda relating to the erection of 19 houses, access, parking & associated works at rear of 160-164 Broad Lane, Bloxwich.

#### **Resolved**

That the deputations be accepted.

#### 2415/10 **Serving of Tree Preservation Order 12 of 2010 on Land at Lawnswood Drive, Walsall Wood, Walsall**

The report of the Head of Development and Delivery was submitted:-

(see annexed)

**Resolved**

- (i) That the making of Walsall Tree Preservation Order No 12 of 2010 be authorised;
- (ii) That the reason for making the Tree Preservation Order as set out in paragraph 12.2 of the report as submitted, be supported.

2416/10 **Serving of Tree Preservation Order 15 of 2010 on Land at Berkeley Close, Bentley, Walsall**

The report of the Head of Development and Delivery was submitted:-

(see annexed)

During consideration of this item Councillor Madeley wished for it to be recorded that this Tree Preservation Order would not preclude any further development on the site in future.

**Resolved**

- (i) That the making of Walsall Tree Preservation Order No 15 of 2010 be authorised;
- (ii) That the reason for making the Tree Preservation Order as set out in paragraph 12.2 of the report as submitted, be supported.

2417/10 **Erection of 19 houses, access, parking & associated works at rear of 160-164 Broad Lane, Bloxwich, Walsall**

The report of the Head of Planning and Building Control – Regeneration was submitted:-

(see annexed)

The Committee welcomed the deputation who wished to speak on this item, Mr. Ian Greatrix, who spoke in support of the application.

There then followed a period of questioning by Members in relation to whether or not the District Valuer was correct in his view that the scheme was viable despite the current economy. It was also asked why it was difficult to raise funds for the project and how profit levels affected this.

In response, it was stated that the District Valuer had taken a speculative approach and assumed that prices would rise in the future, thus ensuring a sufficient return. Work had been undertaken by local agents that suggested the valuation of the District Valuer was overstated by 10%. In relation to

funding it was explained that the application was initially submitted in November, 2007. At that time lenders were more likely to lend money than they were in the current climate. That said, discussions were still taking place and remained positive. Releasing them from their obligation relating to urban open space and education would however be the difference between accessing funding and the project being unviable and the site being mothballed.

The Committee proceeded to discuss the application in detail.

Members considered the application and Councillor Hughes **moved** and it was duly **seconded** by Councillor Harris:-

That the Section 106 Agreement relating to urban open space and education with permission 07/1492/FL/E11 be reduced by 50% and that the Agreement returns to it's original value should the development not be commenced within six months.

The motion having been put to the vote was declared **carried**, with ten Members voting in favour of the motion and one against.

### **Resolved**

That the Section 106 Agreement relating to urban open space and education with permission 07/1492/FL/E11 be reduced by 50% and that the Agreement returns to it's original value should the development not be commenced within six months.

At this juncture it was noted that a Member sat in the Chamber had not been appointed to serve on the Committee. To ensure that decision making was open and transparent the Chair requested that that Member leave the Chamber. The Chair then clarified that having discussed the matter the Member had confirmed that they had not voted on either this or previous applications. To be absolutely clear and transparent the vote on the application before Members was taken again.

With this in mind the motion was put to the vote and was declared **carried**, with ten Members voting in favour and one against.

### **Resolved**

That the Section 106 Agreement relating to urban open space and education with permission 07/1492/FL/E11 be reduced by 50% and that the Agreement returns to it's original value should the development not be commenced within six months.

2418/10 **Rear of 13 Daw End, Rushall**

The report of the Head of Planning and Building Control was submitted:-

Members were advised of the additional information as contained in the supplementary paper circulated at the meeting.

(see annexed)

**Resolved**

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

2419/10 **813 Sutton Road, Walsall, WS9 0QJ**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

The Committee welcomed the deputation who wished to speak on this item, Mr. Homer, who defended the structure which he had built in his rear garden.

There then followed a period of questioning by Members in relation to the timescale within which he had hoped to complete the repairs to the roof which the structure was protecting.

In response Mr. Homer confirmed that the structure was a temporary measure to protect a roof which was leaking from the elements. The temporary structure was erected in September of 2009 and he was asked to

complete the works within a year. He stated that neither neighbour had objected and that no one opposite his house could see the structure.

Members considered the application and Councillor Bird **moved** and it was duly **seconded** by Councillor Cook:-

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

The motion having been put to the vote was declared **carried**, with eleven Members voting in favour of the motion and one against.

### **Resolved**

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for

taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

Prior to consideration of the next item the Chair informed the Committee of the sad passing of Councillor Melvin Pitt whom had served as Chair of the Committee. The Chair reported that Councillor Pitt's passing was a great loss and wished for the sympathy of the Committee to be passed to his family. These sentiments were endorsed by the Committee.

2420/10 **Railswood Nurseries, Railswood Drive, Pelsall, WS3 4BE**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

Prior to consideration of this application the Committee welcomed Councillor Perry who wished to speak as a deputation on this item. Although Councillor Perry is the Chair of the Planning Committee for the coming year, he was only observing at this meeting as he had not yet received the appropriate training. Councillor Perry then addressed the Committee in support of taking planning enforcement action in respect of a change of use for the stationing of one residential caravan.

Members considered the application and Councillor Cook **moved** and it was duly **seconded** by Councillor Bird:-

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

The motion having been put to the vote was declared **carried**, with Members voting unanimously in favour of the motion and none against.

## **Resolved**

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

2421/10 **Proposed Village Green Status for Land adjacent to Boatman’s Rest Public House, between High Street and St. John’s Close, Walsall Wood, Walsall**

Councillor P. Hughes having declared a prejudicial interest in this item, left the room and did not take part or vote.

Councillor Harris also declared a prejudicial interest as he had previously determined this matter at Cabinet. Councillor Harris left the room and did not take part or vote.

Councillor Bird also declared a prejudicial interest in this item as he too had predetermined this application as he declared his view previously. Councillor Bird left the room and did not take part or vote.

The report of the Head of Planning and Building Control was submitted:-

Members were advised of the additional information contained in the supplementary paper circulated at the meeting.

(see annexed)

The Clerk to the meeting sought nominations from the Committee to appoint a Chair for this item only.

Councillor Rochelle was nominated and the matter was put to the vote. Members voted unanimously in favour of appointing Councillor Rochelle to Chair the meeting for this item only. Councillor Rochelle took the Chair.

The Planning Officer then presented the report.

Members considered the application and Councillor Turner **moved** and it was duly **seconded** by Councillor Ali:

That the recommendations and conclusions of the inspectors report be accepted and that it be resolved not to amend the register of Towns and Village Greens by including the land adjacent to the Boatman's Rest, High Street, Walsall Wood as a town or village green.

### **Resolved**

That the recommendations and conclusions of the inspectors report be accepted and that it be resolved not to amend the register of Towns and Village Greens by including the land adjacent to the Boatman's Rest, High Street, Walsall Wood as a town or village green.

2422/10 **2 St. Michael's Close, Pelsall, WS3 4JH**

### **Councillor Bird returned to the Chair.**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

### **Resolved**

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out

in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

**2423/10 11 Leighs Road, Pelsall, WS4 1BX**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

**Resolved**

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;
- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

**2424/10 85 Kinross Crescent, Pheasey, B43 7PX**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

**Resolved**

- (1) That authority be granted for the issuing of an Enforcement Notice under the Town and Country Planning Act 1990 (as amended), to require remedial actions to be undertaken as shown in paragraph 2.3 of the report now submitted;
- (2) It be authorised that the decision as to the institution of prosecution proceedings, in the event of non-compliance with an Enforcement Notice, or the non-return of Requisitions for Information or a Planning

Contravention Notice; and the decision as to the institution of Injunctive proceedings in the event of a continuing breach of control; be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control;

- (3) That, in the interests of ensuring an accurate and up to date notice is served, authority be delegated to the Assistant Director – Legal and Constitutional Services in consultation with the Head of Planning and Building Control to amend, add to, or delete from the wording set out in the report stating the nature of the breach(es) the reason(s) for taking enforcement action, the requirement(s) of the Notice, or the boundaries of the site.

**2425/10 Development Management Performance Update Report**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

**Resolved**

That the report be noted.

**2426/10 Section 106 End of Financial Year Report 2009/10**

The report of the Head of Planning and Building Control was submitted:-

(see annexed)

**Resolved**

That the report be noted.

**2427/10 Application List for Permission to Develop**

The application list for permission to develop was submitted together with the supplementary papers and additional information for items already on the plans list:-

(see annexed)

The Committee agreed first to deal with the items on the Agenda where members of the public had previously indicated that they wished to address the Committee. The Chair, at the beginning of each item for which there were speakers advised of the procedure whereby the speaker would have three

minutes to speak and then at two minutes they would be reminded that they had a minute left.

2428/10 **Item No. 1 – 10/0038/FL – demolition of existing building and erection of 14 apartments at 1 Woodside Close, Walsall, WS5 3LU**

The Planning Officer advised the Committee of the background to the report and drew member's attention to the additional information as contained within the supplementary paper.

The Committee then welcomed the first speaker on this item, Mrs. Boffey, who spoke in objection to the application.

The Committee then welcomed the second and final speaker on this item, Mr. Griffiths, who also spoke in objection to the application.

There then followed a period of questioning by Members in relation to the type of development objectors would like to see on the site.

In response, it was stated that two storey houses would be preferable as the area was characterised by two storey, three bedroom detached properties.

The Committee proceeded to discuss the application in detail.

Members considered the application and Councillor Bird **moved** and it was duly **seconded** by Councillor Ali:-

That should the matter have come before them for deliberation the Committee would have refused the application as the proposed development would be over dominant in the street scene by virtue of its massing and appearance which would be detrimental to and not in keeping with the openness and character of the surrounding area which consists of detached dwellings and due to the positioning and appearance of the sub station which would be an incongruous feature in the street scene.

The motion, having been put to the vote, was declared **carried**; with Members voting unanimously in favour of the motion.

**Resolved**

That should the matter have come before them for deliberation the Committee would have refused the application as the proposed development would be over dominant in the street scene by virtue of its massing and appearance which would be detrimental to and not in keeping with the openness and character of the surrounding area which consists of detached dwellings and due to the positioning and appearance of the sub station which would be an incongruous feature in the street scene.

2429/10 **Item No. 3 – 10/0274/RM – reserved matters application for 35 residential units and associated infrastructure including appearance, landscaping, layout and scale at former Shire Oak Reservoir, Lichfield Road / Chester Road, Brownhills, Walsall**

The Planning Officer advised the Committee of the background to the report and drew Members attention to the additional information as contained within the supplementary paper now submitted.

The Committee welcomed the only speaker on this item, Mr. Bignall, who spoke in support of the application.

There then followed a period of questioning by Members in relation to when work would begin on site and whether the price for the site had been renegotiated.

Mr. Bignall stated that he could guarantee that work would commence within six months and he was happy for a condition to be imposed. Negotiations had taken place however the sellers were a semi-public body and they were already at the bottom of the book value.

The Committee proceeded to discuss the application in detail.

Members considered the application and Councillor Bird **moved** and it was duly **seconded** by Councillor Rochelle:-

That planning application no. **10/0274/RM** be approved subject to conditions to be determined by officers and the variation of the Section 106 Agreement to secure £200,000 being allocated pro-rata to Education, Health and Open Space and an additional £5,000 for the provision of a hedge for a period of six months. Should the development not be commenced within 6 months the contributions shall revert back to the full contributions.

Reason

To bring a brownfield site back into use and indicate the regeneration of the area whilst protecting heath land and providing high quality housing.

The motion, having been put to the vote, was declared **carried**; with Members voting unanimously in favour of approval and none against.

**Resolved**

That planning application no. **10/0274/RM** be approved subject to conditions to be determined by officers and the variation of the Section 106 Agreement

to secure £200,000 being allocated pro-rata to Education, Health and Open Space and an additional £5,000 for the provision of a hedge for a period of six months. Should the development not be commenced within 6 months the contributions shall revert back to the full contributions.

Reason

To bring a brownfield site back into use and indicate the regeneration of the area whilst protecting heath land and providing high quality housing.

2430/10 **Item No. 7 – 10/0088/FL – construction of detached building in rear garden to provide ancillary residential accommodation for person with disabilities at 71 Sutton Road, Walsall, WS1 2PQ**

The Planning Officer advised the Committee of the background to the report and drew Members attention to the additional information as contained within the supplementary paper now submitted.

The Committee welcomed the only speaker on this item, Mr. Guest, who spoke against the application.

There then followed a period of questions by members in relation to how many people lived in the property, the height of the building and whether it was a permanent structure.

In response, it was stated that the house was inhabited by one person. The height of the build was 3.8 metres and it was confirmed that it was a permanent structure however the application was for a temporary use.

The Committee proceeded to discuss the application in detail.

Members considered the application and Councillor Ali **moved** and it was duly **seconded** by Councillor Bird:-

That planning application no. **10/0088/FL** be refused and immediate enforcement action be taken for the following reasons:-

- (1) the proposal is wholly unsuitable for use by a disabled person due to its siting in relation to the existing house and, by virtue of its siting, it adds to the clutter of the garden and is detrimental to the visual amenity of the neighbours particularly at 3 Princes Avenue;
- (2) the access arrangements of the proposed building are inappropriate for the proposed use and would add to the existing clutter at the rear of the property.

The motion, having been put to the vote, was declared **carried**; with Members voting unanimously in favour of refusal.

## Resolved

That planning application no. **10/0088/FL** be refused and immediate enforcement action be taken for the following reasons:-

- (1) the proposal is wholly unsuitable for use by a disabled person due to its siting in relation to the existing house and, by virtue of its siting, it adds to the clutter of the garden and is detrimental to the visual amenity of the neighbours particularly at 3 Princes Avenue;
- (2) the access arrangements of the proposed building are inappropriate for the proposed use and would add to the existing clutter at the rear of the property.

2431/10 **Item No. 11 – 10/0136/FL – two storey rear extension, access ramp with handrail and planting in front of house only at 111 Hundred Acre Road, Streetly, Sutton Coldfield**

The planning officer advised the committee of the background to the report.

The Committee then welcomed Miss Harvard who spoke in objection to the application.

The Committee proceeded to discuss the application in detail.

Members considered the application and Councillor Bird **moved** and it was duly **seconded** by Councillor Douglas Maul:-

That planning application no. **10/0136/FL** be refused as:-

- 1) The design of the proposal is aesthetically unacceptable to the neighbours living adjacent to and opposite the site.
- 2) The proposal is an incongruous feature in the street scene and constitutes an unacceptable development in this residential area
- 3) The ramp and lift are detrimental to the amenity of the adjoining neighbour by way of noise and visual impact.

The motion, having been put to the vote, was declared **carried**; with Members voting unanimously in favour of refusal.

## Resolved

That planning application no. **10/0136/FL** be refused as:-

- 1) The design of the proposal is aesthetically unacceptable to the neighbours living adjacent to and opposite the site.
- 2) The proposal is an incongruous feature in the street scene and constitutes an unacceptable development in this residential area

- 3) The ramp and lift are detrimental to the amenity of the adjoining neighbour by way of noise and visual impact.

2432/10 **Item No. 2 – 10/0242/FL – change of use to materials reclamation facility with refurbishment of existing fire damaged buildings including new cladding and one metre high block construction dwarf walls at former Mason’s Woodyard, land between Railway lane and Rose Hill, Willenhall**

**Resolved**

That planning application no. **10/0242/FL** be approved subject to the conditions as contained within the report now submitted.

2433/10 **Item No. 4 – 10/0395/FL – amendments to house type approved under planning permission reference 06/1818/FL/W7 principally by the revision to the roof style at plots 81-87 & 89-92, on land between Caledon Street, Rochford Close and Old Pleck Road, Walsall**

**Resolved**

That planning application no. **10/0395/FL** be approved subject to the conditions as contained within the report now submitted.

2434/10 **Item No. 5 – 09/1730/MI – extraction of clay from beneath section of former railway line with importation of limited quantities of inert fill materials (clay and overburden) at Sandown Quarry, 175 Stubbers Green Road, Aldridge, WS9 8BJ**

**Resolved**

That planning application no. **09/1730/MI** be approved subject to the conditions as contained within the report now submitted.

2435/10 **Item No. 6 – 10/0404/FL – change of use from A1 Shop to Sui Generis Laundrette. 1<sup>st</sup> floor flat above with independent access. Dryer ducting to rear. Roller shutter and sign to front and side at 13 Church Road, Brownhills, Walsall**

**Resolved**

That planning application no. **10/0404/FL** be approved subject to the conditions as contained within the report now submitted.

2436/10 **Item No. 8 – 10/0431/FL – two storey side extension and single storey rear extension to dwelling at 3 Cedar Drive, Streetly, Walsall**

**Resolved**

That planning application no. **10/0431/FL** be approved subject to the conditions as contained within the report now submitted.

2437/10 **Item No. 9 – 09/1664/FL – enclosure of verandah and conservatory approved under 08/0288/FL to be deleted at 34 Woodlands Avenue, Walsall**

**Resolved**

That planning application no. **09/1664/FL** be approved subject to the conditions as contained within the report now submitted and a Planning Obligation.

2438/10 **Item No. 10 – 10/0154/FL – conservatory to rear at 80 Valley Road, Streetly, Birmingham**

**Resolved**

That planning application no. **10/0154/FL** be approved subject to the conditions as contained within the report now submitted.

**Termination of meeting**

There being no further business the meeting terminated at 9.50 p.m.

Signed: .....

Date: .....