



Ross-on-Wye Town Council

Minutes of the Planning & Development Sub-Committee Meeting

held on Tuesday 23rd April 2024 at 7.00pm

at Town Hall, Cantilupe Road, Ross-on-Wye, HR9 7AN

Present: Cllr D Ciolte (Chairman), Cllr L Delves, Cllr M Setchfield and Cllr J Winder
Ex-officio: Cllr J Utting

In attendance: Carla Boyles – Town Clerk

There was one member of the public and no members of the press present.

P24/04#84 **Apologies for Absence**
[Local Government Act 1972 S85 \(1\)](#)
Cllr C Lodea
Absent: Cllr S Foreman

RESOLVED: To accept the apologies given.

P24/04#85 **Declarations of Interest**
[Local Authorities \(Model Code of Conduct\) Order 2007 SI No. 1159](#)
None

P24/04#86 **Applications for Dispensations**
None

P24/04#87 **Public Participation**
[Standing Orders Clause 3 \(e, f, g & h\)](#)
None

P24/04#88 **Planning & Development Sub-Committee Meeting – Minutes**
[Local Government Act 1972 Sch 12 Para 41\(1\)](#)
To confirm and sign the minutes of the previous meeting held on Tuesday 26th March 2024

RESOLVED: That the minutes of the previous meeting of the Planning & Development Sub-Committee held on Tuesday 26th March 2024 be signed as a correct record.

P24/04#89 **Action Review Summary** (for information only)
To receive, review and agree priorities in relation to outstanding actions

All actions were either in progress or completed. The press release in relation to the emerging Local Plan would be drafted once the Town Council's representation had been agreed at the Full Council meeting in May.

RESOLVED: To receive and note the report.

P24/04#90 **Committee Clerk's Report** (for information only)
To receive and note verbal update

- Herefordshire Council had arranged an evening consultation on the Local Plan, to be held on Tuesday 30th April in Ross Library, 4-7pm.

RESOLVED: To receive and note the report.

P24/04#91

Delegated Powers.

[Local Government Act 1972 s101](#)

The Clerk will give details of any matters dealt with under delegated powers since the last meeting

None.

P24/04#92

Applications to be considered

To approve recommendations on the following applications for determination by Herefordshire Council:

Ross East Ward

P240727/FH – Full Householder

Ross-on-Wye Town, Ross East, Evelyn Hildersley Ross-On-Wye Herefordshire HR9 7NQ, Proposed extension and alterations to create a 3 bedroom family dwelling and boiler house store.

RESOLVED: Members had no objection to this application.

P240795/FH – Full Householder

Ross-on-Wye Town, Ross East, Alton Gate Penyard Lane Ross-On-Wye Herefordshire HR9 5NR, Proposed porch to front elevation

RESOLVED: Members had no objection to this application.

Ross West Ward

P240745/FH – Full Householder

Ross-on-Wye Town, Ross West, 1 Edde Cross Street Ross-On-Wye Herefordshire HR9 7BZ, Proposed internal alterations and improvements to create an additional bedroom and improved internal layout. Refurbishment of building to include replacement doors and windows on a like for like basis and modifications to the existing external signage

RESOLVED: Members had no objection to this application.

P240744/L – Listed Building Consent

Ross-on-Wye Town, Ross West, 1 Edde Cross Street Ross-On-Wye Herefordshire HR9 7BZ, Proposed internal alterations and improvements to create an additional bedroom and improved internal layout. Refurbishment of building to include replacement doors and windows on a like for like basis and modifications to the existing external signage

RESOLVED: Members had no objection to this application.

Ross North Ward

7.25pm Cllr M Setchfield left the meeting.

P240397/F – Planning Permission

Ross-on-Wye Town, Ross North, Paragon Laundry Netherton Road Ross On Wye Herefordshire HR9 7QQ, Proposed rebuild of industrial unit following fire damage.

Brampton Abbots and Foy Group Parish Council had forwarded a copy of its representation on the application for information.

RESOLVED: Members supported this application, with conditions. Lighting should be warm in colour, with minimal overspill. Noise from the building should be reduced in comparison with the previous building. The Town Council fully supports the Landscape Officer's comments. This application is in accordance with the Ross-on-Wye Neighbourhood Development Plan, Policy E1.

7.27pm Cllr M Setchfield rejoined the meeting.

P240852/K - Works to Trees in a Conservation Area

Ross-on-Wye Town, Ross North, Ross Court Retirement Home Over Ross Close Ross-On-Wye Herefordshire HR9 7BQ, Proposed works to T1 Yew - Crown reduce by 2m in height and spread. T1 is beginning to over crowd sycamore tree and over hang neighbouring properties. T2 & T3 Yew-side prune by 1.5m- over neighbouring gardens.

RESOLVED: Members had no objection to this application, but requested work be undertaken outside of nesting season.

P24/04#93

Further Applications

- i) Planning application 240832 and 240833 had been received since the agenda had been published, but an extension to the deadline for comments could not be accommodated to allow for the next meeting. Authority was delegated to the Town Clerk to submit representations on the applications. Planning application 240695 had been received and an extension to the deadline would be requested.
- i) Noted: **P241017/XA2 PP - Approval of details reserved by condition** Ross-on-Wye Town, Ross West, Masonic Temple Wilton Road Wilton Ross-on-Wye Herefordshire HR9 7BX, Application for approval of details reserved by condition 3 attached to planning permission 233199. Herefordshire Council are not accepting comments on this application.

RESOLVED: To receive and note the further applications. Authority was delegated to the Town Clerk to submit representations on applications 240832 and 240833.

P24/04#94

Notifications

To receive and note the decisions on planning applications

RESOLVED: To receive and note the report.

P24/04#95

Speed Indicator Device (SID)

To receive and consider the SID traffic report information for March at Archenfield Road

RESOLVED: To receive and note the report.

P24/04#96

Heads of Terms Agreement S106 – Planning Obligations

- i) *To consider contribution request for any relevant applications*

None.

- ii) *To consider the Draft Head of Terms for Planning Application 230032, 2-5 Market Place, Ross-On-Wye*

RESOLVED: To request that the contribution specified towards infrastructure at the Ropewalk and Dean Hill play area should also include Bluebell Close play area. With regard to schools it would be requested that Ashfield Park and Brampton Abbots Primary Schools be included in addition to the other education provision listed and that the reference to St Mary's Roman Catholic School should be High School not Primary School.

P24/04#97

Extraordinary Market Town Maintenance Fund

To receive an update on the 2023/2024 projects

The resurfacing on Edde Cross Street is scheduled for overnight work on the 10th June and there had been issues with the installation of the barrier at Kings Acre car park, but this was due to be completed on the 1st May. It was reported at the meeting that the new sign for Riverview that had been included, hadn't been done. The Clerk would pass this on to Balfour Beatty.

P24/04#98 Wye Valley National Landscape Partnership – Draft Position Statements Consultation

To consider response to the two draft Position statements consultation on Renewable Energy and Dark Skies

It was agreed to defer this until the next meeting as the deadline isn't until June and for the consultation link to be circulated.

P24/04#99 Working Groups

Herefordshire Council Local Plan Review 2021-2041

- i) To receive a verbal report from the Working Group*
- ii) To consider draft response to the Local Plan Review 2021-41 (Regulation 18) Consultation for recommendation to Full Council*

Proposed: Cllr L Delves
Unanimous

Seconded: Cllr J Winder

RESOLVED: To recommend to Full Council that the draft consultation response to the Local Plan Review 2021-41 (Regulation 18) Consultation – Accommodating Future Growth and Place Shaping: Ross-on-Wye be submitted.

P24/04#100 Correspondence

To receive the following correspondence:

- i) Herefordshire Council – Strategic Housing Documents*

RESOLVED: To receive and note the correspondence.

P24/04#101 Date of next Meeting and Items for Consideration

The date of the next meeting – TBC

Items for consideration: Wye Valley National Landscape Partnership – Draft Position Statements Consultation.

Committee Members: Councillor Ciolte (Chairman), Councillor Delves, Councillor Foreman, Councillor Lodea, Councillor Setchfield and Councillor Winder **Ex officio Member:** Councillor Utting

There being no further business the meeting closed at 8.01pm.

Signed Chairman

Date