

Planning Decisions Log

Planning App	Details	Case Officer	LTC's Recommendation	HFDS Decision
LTC MEETING DATE 25 May 2017				
<u>171532</u>	Outline application for a mixed use development including the erection of up to 625 new homes (including affordable housing) up to 2.9 hectares of B1 employment land, a canal corridor, public open space (including a linear park), access, drainage and ground modelling works and other associated works. The proposal is for outline planning permission with all matters reserved for future consideration with the exception of access at Land North of Viaduct, Adjoining Orchard Business Park, Ledbury. OUTLINE	RC	Separate comments sheet	No Decision
<u>174808</u>	Proposed conversion of existing residential dwelling to create 2 x 1 bed dwellings at 5A Worcester Road, Ledbury – Planning Permission	AW 22/02/18	See re-consultation at LTC mtg 03.05.18	No Decision
<u>174809</u>	Proposed conversion of existing residential dwelling to create 2 x 1 bed dwellings at 5A Worcester Road, Ledbury – Listed building consent	AW 22/02/18	See re-consultation at LTC mtg 03.05.18	No Decision
LTC MEETING – 3 May 2018				
<u>174808</u>	Proposed conversion of existing residential dwelling to create 2 x 1 bed dwellings at 5A Worcester Road, Ledbury – Planning Permission	Reconsult AW 04/05/2018	Not to support	No Decision
<u>174809</u>	Proposed conversion of existing residential dwelling to create 2 x 1 bed dwellings at 5A Worcester Road, Ledbury – Listed building consent	Reconsult AW 04/05/2018	Not to support	No Decision
LTC MEETING 12 July 2018				
<u>171532</u>	Site for a mixed use development including the erection of up to 625 new homes (including affordable housing), up to 2.9 hectares of B1 employment land, a canal	RC	To propose deferral while a meeting is called where stakeholder groups have the	No Decision

	corridor, public open space (including a linear park), access, drainage and ground modelling works and other associated works. The proposal is for outline planning permission with all matters reserved for future consideration with the exception of access for mixed use development at Land North of Viaduct adjoining Orchard Business Park, Ledbury – Planning re-consultation		opportunity to voice any concerns	
LTC MEETING – 02 August 2018				
<u>182628</u> Application for approval of reserved matters following outline approval for 247 dwellings on land to the South of Leaddon Way, Ledbury		ET	Not to support due to - Lack of clarity in visual plans on market mix, suggesting the mix of affordable housing may now be below the level previously agreed - Lack of proper impact assessment - Potential drainage problem due to surface attenuation pond not being at lowest of development - Potential impact on off-site pond, which is a breeding ground for great crested newts - Lack of a suitable plan for the vacant western part of the site, beyond spur roads to facilitate future development	Approved with conditions

LTC MEETING DATE 13 December 2018				
<u>184032</u>	Outline planning application for the erection of up to 420 dwellings with public open space, land for community facilities, landscaping and sustainable drainage system (SuDs) with all matters reserved save for access Dymock Road, Ledbury, Hertfordshire	CB	To defer to the next EDP meeting (3 Jan 2019) when a task and finish group will meet beforehand to discuss this application in more detail	Pending Appeal
LTC MEETING DATE 3 January 2019				
<u>184447</u>	Outline planning application for the erection of up to 210 dwellings with public open space, landscaping and sustainable drainage system and vehicular access from All matters reserved except for means of access Land at Little Marcle Road, HR8 2JY	CB	NOT to support application due to the following issues:- 1. Environment Agency assessment concerning flooding with many incidences in the past resulting in insurance refusal, and concerns of future impact on wider areas of the town; 2. Inconsistent with the provisions of the NDP 3. Not proposed for development in the core strategy, effectively open countryside including the site of an ancient monument; 4. Access implications of increased traffic on Little Marcle Road and wider infrastructure; 5. Landscape impact and damage to visual approach to Ledbury;	No Decision

			6. Lack of connectivity to town; 7. Impact on Wildlife; 8. Impact of crop spraying from current businesses 9. Potential light and noise nuisance	
LTC MEETING DATE February 2019				
<u>171532</u>	Site for a mixed use development including the erection of up to 625 new homes (including affordable housing), up to 2.9 hectares of B1 employment land, a canal corridor, public open space (including a linear park), access, drainage and ground modelling works and other associated works. The proposal is for outline planning permission with all matters reserved for future consideration with the exception of access for mixed use development at Land North of Viaduct adjoining Orchard Business Park, Ledbury – Planning re-consultation	CB	Not to support the application due to the following issues: In addition to statements already made, Ledbury TC has serious concerns that access is “satisfactory” and will be working to present more evidence to demonstrate our case. <i>Consultation extended until end of March</i>	No Decision
LTC MEETING DATE 7 March 2019				
<u>182628</u>	Application for approval of 1 st phase reserved matters for the erection of 275 dwellings with appearance, landscaping, layout and scale to be considered only at Land to the South of Leaddon Way, Approval of Reserved Matters	CB	Not to support on the grounds already stated, with the additional comments: continuing concern ref. noise abatement, uncertainty about adequacy of SUDS system; reassurance needed that the social mix remains the same	Approved with conditions
<u>190568</u>	Erection of a 67 bed care home (with Class C2) parking access, landscaping and other associated works at Land Adjacent to Martin’s Way, Ledbury	CB	To support application with the condition that wildlife corridor will be protected	No Decision

LTC MEETING DATE 16 May 2019				
<u>191370</u>	Change of use of parts of existing mixed use office and warehouse premises to a mix of commercial uses including A1 retail warehouse by a registered charity at Unit 7b Homend Trading Estate, Ledbury, Herefordshire, HR8 1AR	JB	To support application	Withdrawn
LTC MEETING DATE 13 June 2019				
<u>182628</u>	Application for approval of 1 st phase reserved matters for the erection of 275 dwellings with appearance, landscaping, layout and scale to be considered only at Land to the South of Leaddon Way, Approval of Reserved Matters	CB	That the TC resubmit their previous objections whilst also taking into account the following: i. The developers have not taken local vernacular context into account in a meaningful way in so far as the dwelling designs are of a generic design proposal. ii. The various house-types and designs are distinct for each of the categories (private, intermediate and rented) which does not comply with the design guide with insufficient integration with private ownership properties. iii. there does not appear to be any evidence of Ledbury's rural environment having been taken into account as the boundary edge appears	Approved with conditions

			to be a hard edge rather than a tapering off of the density. iv. This Council consider that the large "bund" is unnatural in its design and whilst we appreciate it is being used to reduce the view of the Cheese Factory it has a negative impact on the view towards the AONB from the Dymock Road.	
<u>190253</u>	Change of use to art gallery and Café, with various internal and external alterations, landscaping and external plant room and toilets (part retrospective) – Planning Application	SGD	No Objection	No Decision
<u>190254</u>	Change of use to art gallery and Café, with various internal and external alterations, landscaping and external plant room and toilets (part retrospective) – Listed Building Consent	SGD	No Objection	No Decision
<u>190754</u>	Proposed erection of a new dwelling, garage and associated landscape works	JB	No Objection	No Decision
<u>191136</u>	Proposed one new residential dwelling and garage	JB	No Objection	Approved with conditions Withdrawn
<u>191370</u>	Change of use of parts of an existing mixed use including A1 retail warehouse by a registered charity	JB	No Objection	Approved with conditions
<u>191676</u>	Demolition of existing conservatory and utility room. Construction of new single and two storey extension	AM	No Objection	Approved with conditions

<u>191887</u>	Proposed works to various trees (TPO in Place)	OK	1. That the request for the tree works at the Bromyard Road Ind Est be approved subject to a tree replanting scheme being introduced for this site to ensure the continued greening of the site. 2. That HCC be asked to consider to implementing a replanting programme for works similar to the above in the future	Trees covered by TPO – Consent granted
LTC MEETING DATE 11 July 2018				
<u>184280</u>	Proposed handrail to a flight of stairs – The Masters House, St Katherine's, High Street, Ledbury, HR8 2 AT	JB	No Objection	Approved with conditions
<u>191878</u>	Proposed fascia sign set in panel over reinstated double door and existing projecting hanging sign refaced on both sides – 25 High Street, Ledbury, HR8 1DS	JB	Objection due to the lights and signage not being in-keeping with the requirements for the grade two listed building	Approved with conditions
<u>192012</u>	Proposed alteration to projecting sign and new sign over reinstated double doors, both new signs to front elevation 25 High Street, Ledbury, HR8 1DS – Listed Building	JB	No Objection	Approved
<u>192194</u>	Site for the development of 2 dwellings – Parkway House, Little Woolpits Lane, Parkway, Ledbury	JB	Objection due to poor access and road safety at Parkway	No Decision
<u>192283</u>	Proposed conversion of store room and office to form single self-contained unit of accommodation and formation of new kitchen and w.c, facilities to retain	JB	No Objection	No Decision

<u>192285</u>	shop – 3 High Street, Ledbury, HR8 1DS – Planning Permission	JB	No Objection	No Decision
<u>192233</u>	Proposed conversion of store room and office to form single self-contained unit of accommodation and formation of new kitchen and w.c, facilities to retain shop – 3 High Street, Ledbury, HR8 1DS – Planning Permission	JB	No objection	Approved with conditions
<u>192361</u>	Proposed two storey extension at 4 Elgar Close, Ledbury, HR8 2DF Full House holder	OK	No objection	No Decision
LTC MEETING DATE 15 August 2019				
<u>191962</u>	Proposed works to remove T1 Cherry and works to T2 Variegated Maple to thin and lift the crown at Bowling Green Cottage, The Southend, Ledbury, HR8 2HD – works to trees in a conservation area	MN	No objection	No Decision
<u>192286</u>	Proposed ancillary annex accommodation at Tompion Munsley, Ledbury, HR8 2SH	MN	No objection	No Decision
<u>192313</u>	Proposal to replace structural floor to existing cellar and install ground water drainage at The Steppes, 19 New Street, Ledbury, HR8 2DX – listed building consent Change of use from A1 Retail to A3 Restaurant at 33 The Homend, Ledbury, HR8 1BP	MN	No objection	Approved with conditions
<u>192338</u>	Fascia signage on the east and north building elevations and freestanding entrance signs at Hazle Meadows, Ross Road, Ledbury, HR8 2JQ	MN	No objection	No Decision
<u>192371</u>	Proposed removal of condition 3 and variation of condition 2 of 142677 (proposed conversion of existing workshop/summer house to residential annex accommodation. Creation of an en-suite bathroom to existing bedroom) to allow “the annexe” to be sold separately (condition 3) and inclusion of fixed obscure	MN	No objection	No Decision

	glazed windows (condition 2) at Wylde House, Ledbury, HR8 2JE				No Decision
<u>192404</u>	Partial demolition of rear single and second storey extension, erection of 2 storey and single storey rear extension and internal reconfiguration at Jubilee Cottage, Newbury Park, Ledbury, HR8 1AY	MN	No objection		No Decision
<u>192482</u>	Outline planning permission with all matters reserved (save access) for the erection of up to 140 dwellings (use Class C3) with associated parking, access roads, public open space, landscaping, sustainable urban drainage, and associated works at Land South of Leadon Way, Ledbury, Herefordshire.	CB	Task and Finish Group to meet to discuss response – TC to request extension on deadline date from 12.09.19 to 22.10.19		No Decision

