

**MINUTES OF A MEETING OF THE
ECONOMIC DEVELOPMENT & PLANNING COMMITTEE
HELD ON 10 DECEMBER 2020
VIA ZOOM**

PRESENT: Councillors Bannister (Chair), Chowns, Harvey, Howells, Manns, Morris and Knight

IN ATTENDANCE: Angie Price – Town Clerk

P319. APOLOGIES

Apologies were received from Councillor Eakin.

P320. DECLARATIONS OF INTEREST

No declarations of interest were received.

P321. PUBLIC PARTICIPATION

No questions or comments were received from members of the public.

**P322. TO APPROVE AND SIGN THE MINUTES OF A MEETING OF THE
ECONOMIC DEVELOPMENT & PLANNING COMMITTEE HELD ON
12 NOVEMBER 2020 AS A CORRECT RECORD**

RESOLVED:

That the minutes of the meeting of the Economic Development & Planning Committee held on 12 November 2020 be approved and signed as a correct record.

P323. TO REVIEW ACTION SHEET

The Clerk advised that she was still awaiting confirmation of which Councillor would be meeting with the developer of planning application 200662 (Old Methodist Church, Homend), as suggested on page 1273 of the action sheet.

Councillor Knight volunteered to meet with the developer and update members accordingly.

RESOLVED:

- 1. That the Economic Development and Planning Action sheet be received and noted.**

2. That Councillor Knight meet with the Developer of planning application 200662 to request further information on the proposed plans for a wine bar.

P324.

PLANNING CONSULTATIONS

1. Planning Application 202679 – 15 The Homend, Ledbury, HR8 1BN

Members agreed to support Herefordshire Councils comment and object on the grounds that the application does not accord with policies contained within the National Planning Policy Framework and Herefordshire Councils Core Strategy.

RESOLVED: OBJECTION

2. Planning Application 202680 – 15 The Homend, Ledbury, HR8 1BN

RESOLVED: OBJECTION

3. Planning Application 203822 – 22 The Homend, Ledbury, HR8 1BT

RESOLVED: NO OBJECTION

4. Planning Application 203921 – 22 The Homend, Ledbury, HR8 1BT

RESOLVED: NO OBJECTION

5. Planning Application 203921 – Crispin House, 5 Church Lane, Ledbury, HR8 1DW

RESOLVED: NO OBJECTION

6. Planning Application 203847 – 126 Biddulph Way, Ledbury, HR8 2XL

RESOLVED: NO OBJECTION

P325.

PLANNING DECISIONS

Members were asked to receive and note the updated planning decisions.

RESOLVED: That the planning decisions be received and noted.

P326. **UPDATE ON THE VIADUCT INQUIRY**

Councillor Howells proposed that the Economic Development & Planning Committee agree to a letter being sent from this Council to the Secretary of State jointly signed by Councillors Bannister, Harvey and Howells, identifying and summarising the Council's case for why a second access to the Viaduct site is desirable and necessary and that he refuse the appeal to allow a single access only, but confirm he will agree to the development on condition that a second access is included in any planning application.

Whilst Councillor Harvey agreed with the council being proactive, she suggested adapting the letter that the council sent to Mr Bill Wiggins MP as a starting point, and that the council wait for the report from the inspector before sending the letter.

Councillor Howells advised that he would draft a letter and await the inspectors report.

RESOLVED: That Councillor Howells prepare a draft letter the the Secretary of State, noting that the letter would not be sent until the inspector's report was made available.

P327. **SECTION 278 HIGHWAY WORKS – BOVIS HOMES P192482/0**

Members were asked to consider the following recommendation from the Major Planning Applications Working Party:

“That a RECOMMENDATION be sent to Full Council Committee to agree that the Council meet with Planning Officers at Herefordshire Council and Bovis Homes representatives to discuss their proposals further with the intention of securing a safer access to the development. “

RESOLVED: That a RECOMMENDATION be sent to Full Council Committee to agree that the Council meet with Planning Officers at Herefordshire Council and Bovis Homes representatives to discuss their proposals further with the intention of securing a safer access to the development.

P328. **WORKING PARTIES**

Neighbourhood development Plan (NDP)

Members were provided with notes of a meeting of the NDP Working Party held on 30 September and 1 December 2020

RESOLVED: That the notes of the meeting of the Neighbourhood Development Working Party held on 30 September and 1 December 2020 be received and noted.

NDP STEERING GROUP

Members were provided with notes of the NDP steering group meetings 1-6.

RESOLVED: That the notes of the Neighbourhood Development Plan Steering Group meetings 1-6 be received and noted.

RECOMMENDATION IN RESPECT OF DECISION MAKING

Members were provided with a report from Councillor Howells in respect of decision-making approval.

Members were asked to consider The following recommendation from Councillor Howells:

"That the Economic Development & Planning Committee approve and recommend to Council that decisions the Neighbourhood Development Plan Steering Groups feel need making between meetings are referred to the Chairman of Economic Development & Planning for agreement to proceed on the understanding that the recommendations within the minutes of the meetings of the Working Party will be retrospectively confirmed by the Economic Development & Planning Committee and Council. If funding is involved then the Chairman of the Finance, Policy & General Purposes Committee should also be referred to for similar approval between meetings when necessary. The Clerk also to agree with the decision agreements made."

Councillor Harvey expressed her concerns with decision making outside of the committee process. She also advised that the inspector would need evidence that the council made a full informed decision in relation to the NDP and would most likely look through council minutes. She suggested sending recommendations to Full Council if decisions needed to be made which could not wait until the next ED&P meeting.

RESOLVED: That the above recommendation in respect of decision making is not agreed to, but that should decisions need to be made outside of the meeting cycle dates for the Economic Development & Planning meetings that they be submitted to a meeting of Council.

TOPIC PAPER 5 – LEDBURY TOWN SETTLEMENT BOUNDARY

Members were provided with Topic paper 5 – Ledbury Town Settlement Boundary.

Councillor Howells updated members of the progress on the Settlement Boundary and advised that Topic Paper 5 had been created by Bill Bloxome with the input of some councillors and Carly Tinkler. He noted that there will be some adjustments to the document before it meets Regulation 14 of the Neighbourhood Planning (General) Regulations 2012, including the parcel of land opposite the train station to be included into the settlement boundary as a designated car parking.

Councillor Harvey advised members that it is just as important to add land into the settlement Boundary that the council want to protect, like Ledbury Park and that they could be listed as protected in policy terms.

Councillor Harvey asked that consideration is given to the route of the Northern extension of the Ledbury By-pass which was saved in the Herefordshire UDP

RESOLVED: That the update on the settlement Boundary be received and noted with the above suggestions.

P329.

MINUTES OF THE MAJOR PLANNING APPLICATIONS WORKING PARTY

Members were asked to receive and note the notes of the Major Planning Applications Working Party held on 18 November 2020

The Clerk advised that she spoken with Carl Brace at Herefordshire Council Planning Department and that there he had advised that the Council had sufficient time to make a representations on planning application 203525. He had also advised that on his visit to the land South of Leadon Way he noticed the smell around the cheese factory and asked if there had been any complaints.

The Clerk reminded members of another meeting of the Major planning Applications Working Party held on 7 December in relation to an application to develop a Lidl Supermarket, Nursery, and possible surgery. The Clerk advised members of the below recommendations:

- I. *"That the Economic Development & Planning Committee agree that a meeting with Herefordshire Council Planners (Carl Brace and Kevin Bishop) be arranged to in order to seek their views on the above points."*
- II. "That following the above meeting a meeting be arranged with Deeley Group Ltd to discuss the proposed development."

RESOLVED:

1. That the notes of the Major Planning Applications Working Party held on 18 November 2020 be received and noted.
2. That members of the Economic Development and Planning Committee agree to a meeting with Herefordshire Council planners and Kevin Bishop

P330.

UPDATE ON ECONOMY & TOURISM WORKING PARTY

Members were provided with notes of the of the Economy & Tourism Working Party held on 30 November 2020

Councillor Knight noted that the Terms of Reference mentioned highway brown signage on the M50 and felt that it should be less prescriptive. The Clerk suggested removing the current bullet points and replacing them with the following statement.

“to consider signage for Ledbury around the town.”

The Clerk also advised members that the Town Market and Tourism had made the following recommendations:

Minute number ET4 - That the Terms of Reference be amended to include the additional paragraph no. 3 as above and that these be circulated with the updated notes of this meeting.

RESOLVED:

1. That members of the Economic Development Committee agree to include the additional paragraph no.3 in the Terms of Reference
2. That the Terms of Reference be amended to include the following paragraph under the subheading ‘Signage.’

I. *“to consider signage for Ledbury around the town.”*

Minute number ET10 – That the Economic Development & Planning Committee request that the Economy & Tourism Working Party coordinate a Ledbury business directory.

RESOLVED: That members of the Economic Development and Planning Committee agree to the Economy & Tourism Working Party co-ordinating a Ledbury business directory.

Minute number ET11

- I. *That Economy & Tourism Working Party progress the Explore Ledbury website and that they consider developing an app alongside the website or make the website accessible via mobile phones.***
- II. *That the Economy & Tourism Working Party develop a plan looking at running monthly specialist markets throughout summer months-evening or Sundays.***
- III. *Develop a Ledbury business directory***
- IV. *That economic use of the Market House building is a consideration for Committee level and not for Working Party recommendations***
- V. *That consultants be hired to look at how, working within the parameters of a Grade I listed building, LTC can make the Market House become DDA compliant and accessible for all.***

RESOLVED: That members of the Economic Development and Planning Committee agree to the above recommendations being taken forward by the Economy & Tourism Working Party

P331. SUSPENSION OF STANDING ORDERS:

The Chair proposed that Standing orders be suspended briefly in order to discuss agenda item 15, Consideration of items for inclusion on 2021/22 budget. Noting that the remaining agenda items would be the first business on the next ED&P Agenda.

P332. CONSIDERATION OF ITEMS FOR INCLUSION ON 2021/22 BUDGET

Members were provided with items for inclusion in the 2021/22 budget, including:

- I. Charter Market improvements**
- II. Tourism**
- III. Neighbourhood Development Plan**

Councillor Morris proposed that the budget for the Charter Market improvements is increased to £5,000

Councillor Harvey proposed that the Council allocate monies into a 'special projects' fund for working parties which will include Charter Market Improvements, and that in the meantime the council look at savings that offset this sum.

It was agreed that without having considered agenda item 13 – Corporate Plan before considering the 2021/22 budget it was difficult to agree budget provision and that this item should be deferred to the next meeting of the Committee scheduled for 14 January 2021.

Members decided that due to time constraints the above agenda item will be deferred to the next Economic Development and Planning Committee on 14 January 2021 as first business.

RESOLVED:

That the budget item should be deferred to the next Economic Development and Planning Committee on 14 January 2021.

P333. DATE OF NEXT MEETING

To note that the date of the next meeting of the Economic Development & Planning Committee is scheduled for Thursday, 14 January 2021 at 7.30 pm by virtual means.

The Meeting ended at 9:45pm.

Signed

Dated