

**LEDBURY TOWN COUNCIL**

**MINUTES OF A MEETING OF AN PLANNING, ECONOMY & TOURISM  
COMMITTEE  
HELD ON 13 APRIL 2023**

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**PRESENT:** Councillors Bannister, Bradford, Hughes, Morris, and Shields.

**ALSO PRESENT:** Angela Price – Town Clerk  
Sophie Jarvis – Minute Taker

**P758. APOLOGIES FOR ABSENCE**

Apologies were received from Councillors Howells, Manns and Sims.

**P759. DECLARATIONS OF INTEREST AND WRITTEN REQUESTS FOR  
DISPENSATIONS**

**RESOLVED:**

**No declarations of interest were received.**

**P760. PUBLIC PARTICIPATION**

**RESOLVED:**

**No members of the public were present.**

**P761. TO APPROVE AND SIGN THE MINUTES OF THE PLANNING,  
ECONOMY & TOURISM COMMITTEE MEETING HELD ON 9 MARCH  
2023**

Members noted that in minute no. P749, meeting with Bloor Developments, they had discussed the security of new footpaths and how this should be investigated. Members acknowledged that they had not made a resolution in relation to this point at that meeting and it was agreed that this would be added to the Action Sheet.

Members also noticed a grammatical mistake in minute no. P757, resolution 1 and asked for this to be changed.

**RESOLVED:**

**That the minutes of the Planning, Economy & Tourism Committee held on 9 March 2023 be approved and signed as a correct record subject to the above amendments.**

**P762. TO REVIEW THE ACTION SHEET**

**RESOLVED:**

**That the contents of the Action Sheet be received and noted.**

**P763. TO REVIEW PHASE ONE OF THE CHARTER MARKET STRATEGY**

Members who had attended the Markets Working Party gave a verbal update on the Charter Market Strategy. Members were informed that at the next Planning, Economy & Tourism Committee meeting there would be a proposed Market Strategy document for the short, medium & long term.

The Chair asked, if possible, that this report be sent out to members with the minutes of that meeting.

**RESOLVED:**

**That a proposed strategy document and report for the short, medium & long term of the Charter Market be on the agenda of the next Planning, Economy & Tourism Committee meeting and if possible, the report be sent out prior to that date.**

**P764. PLATFORM HOUSING COMMUNITY CHEST**

**RESOLVED:**

**That the Platform Housing Community Chest update be received and noted.**

**P765. QUOTES RECEIVED IN RESPECT OF NEW LAYOUT IN TOWN COUNCIL RECEPTION AREA TO ACCOMMODATE THE TOURIST INFORMATION CENTRE**

Members discussed the quotes received in respect of the new layout in the Town Council reception area to accommodate the Tourist Information Centre.

Members felt that the information provided did not give sufficient information as to the specification provided to the companies and it was agreed to defer this item to the next meeting, to include the specification provided to the various companies who had quoted.

Members also noted that a new TIC has opened in Hereford, and it was suggested that the Community Development Officer should connect with them for advice and ideas on setting up the Ledbury TIC.

**RESOLVED:**

1. That this item be deferred to the next meeting of the Committee and that officers be asked to provide information on the specification provided to those companies asked to quote for the works.
2. That the Community Development Officer visit the new TIC in Hereford for advice and ideas on setting up the Ledbury TIC.

**P766. PLANNING CONSULTATIONS**

**i. Planning Application No. 220374**

**Small scale demolition works with new single rear and two storey side extension – Briar Bank, 49 Bank Crescent, Ledbury, Herefordshire, HR8 1AF**

**RESOLVED:**

**No objection.**

**ii. Planning Application No. 223602**

**Remove existing central bar and erect a new bar counter and back-fitting at rear of room. Form new window opening to serve courtyard. Refurbish toilets. Repairs to existing flooring and panelling. Lay new clay tile flooring. Re-position door and partition. Erect close boarded bin enclosure. Relocate water tank and 2m high fence enclosure – The Talbot Inn, New Street, Ledbury, Herefordshire, HR8 2DX  
**LISTED BUILDING CONSENT****

**RESOLVED:**

**No objection.**

**iii. Planning Application No. 230491**

**Proposed additional of Ring Main Unit (RMU) and enclosure on the north elevation – Countryside Stores, Ledbury, Herefordshire, HR8 2JQ**

**RESOLVED:**

**No objection.**

**iv. Planning Application No. 230543**

**Demolition of existing garage and outbuilding and erection of replacement attached garage – Elmscroft, New Street, Ledbury, Herefordshire, HR8 2EE**

**RESOLVED:**

**No objection.**

**v. Planning Application No. 230582**

**Single storey front extension – Rosehannah, Little Marcle Road, Ledbury, Herefordshire, HR8 2DS**

**RESOLVED:**

**No objection.**

**vi. Planning Application No. 230624**

**Internal finish fit out, external sign and rear mechanical vent installed to existing retained fabric – Wylde House, Ledbury, Herefordshire, HR8 2JE**

**RESOLVED:**

**No objection.**

**vii. Planning Application No. 230652**

**Proposed demolition of mid C20 former hop kilns on the roadside and replacement with new storage building; Refurbishment of the late C19/early C20, 2 storey brick building for offices, staff facilities and two-bed apartment. Erection of mono-pitched, open-fronted canopy to link the proposed new storage building to the existing warehousing (the northern range) – Juggs Green Business Park, Staplow, Ledbury, Herefordshire, HR8 1NR**

**RESOLVED:**

**No objection.**

**viii. Planning Application No. 230680**

**Application for approval of reserved matters following outline approval of 212114 – one dwelling and associated vehicular access – Parkway House, Little Woolpits Lane, Parkway, Herefordshire, HR8 2JE**

**RESOLVED:**

**No objection.**

**ix. Planning Application No. 230688**

**Proposed change of use from detached residential garage to commercial dog grooming salon with signage and mechanical vent added – Wylde House, Ledbury, Herefordshire, HR8 2EE**

**RESOLVED:**

**No objection.**

**x. Planning Application No. 230711**

**Proposed extension to integral garage to rear of house, proposed independent hot tub enclosure in garden, widening of existing patio door and internal alterations to existing dwelling – Alvestone House, New Street, Ledbury, Herefordshire, HR8 2EE**

**RESOLVED:**

**No objection.**

**xi. Planning Application No. 230712**

**Proposed extension to integral garage to rear of house, proposed independent hot tub enclosure in garden, widening of existing patio door and internal alterations to existing dwelling – Alvestone House, New Street, Ledbury, Herefordshire, HR8 2EE – LISTED BUILDING CONSENT**

**RESOLVED:**

**No objection.**

**xii. Planning Application No. 230754**

**Proposed additional plant on North elevation – Countryside Stores, Ledbury, Herefordshire, HR8 2JQ**

**RESOLVED:**

**No objection.**

**P767. TABLED APPLICATIONS**

**RESOLVED:**

**a. Planning Application No. 220783**

**Retrospective change of use of land and laundry/washroom for existing travelling site – Little Bush Pitch, Bush Pitch, Ledbury, Herefordshire, HR8 2PX**

Members noted that Ward Councillors would be attending the next Planning Meeting at Hereford Council to voice Ledbury Town Council's opinions of this being a retrospective planning application which could be seen to breach Herefordshire Council's policy.

**RESOLVED:**

**Objection on the grounds that this is a retrospective planning application which could be seen to breach Herefordshire Council's policy, noting that Councillors Harvey & Howells were expected to speak in respect of this at the forthcoming Hereford Council Planning Committee**

**b. Planning Application No. 223921**

**Planning Re-consultation – Land to the rear of 8A High Street, Ledbury, Herefordshire, HR8 1DS**

Members discussed that they had previously objected to this planning application, and it was agreed that this should be objected to again.

**RESOLVED:**

**Objection - on the grounds of over development in a conservation area and that this planning application does not fall within the design principles of the Ledbury Neighbourhood Development Plan.**

**P768. PLANNING DECISIONS**

**RESOLVED:**

**That the Planning Decisions were received and noted.**

**P769.**

**LEDBURY VIADUCT SITE DEVELOPMENT**

1. Report received from Bloor Developments
2. Response received from Bloor Developments in respect of the response received from Ledbury Town Council

Members agreed that thanks should be sent to Bloor Developments for their work to consider matching the architecture of new house designs on the Viaduct site to buildings already in Ledbury.

Members felt that it is crucial to have public transport going through the new housing site to ensure that people have means of getting into town and travelling further. One member asked if bus stops were to be built in the new Bloor Development site that it be requested that they have green roofs. Members also discussed the possibility of the Town Council running electric buses through the town and agreed that this should be an item on the next Planning, Economy & Tourism Committee meeting. Members of the committee instructed the Clerk to write to Buses4Us to ask if they would be willing to discuss the possibility of increasing the Daffodil Line to include the Hawk Rise Estate and the Viaduct Estate (once developed).

Members also instructed the Clerk to write a letter of thanks and appreciation to the case officer of this planning application as well as their manager to express Ledbury Town Council's gratitude for acknowledging and investigating their requests into ensuring that the site is accessible for a bus.

**RESOLVED:**

- 1. That the report received from Bloor Developments was received and noted.**
- 2. That the Clerk write a letter to Bloor Developments thanking them for their efforts in matching the architecture of the new house designs to the buildings already in Ledbury.**
- 3. That 'Electric Buses' be included on the agenda for the next Planning, Economy & Tourism Committee meeting.**
- 4. That the Clerk write a letter of thanks and appreciation to the case officer and their manager thanking them for acknowledging and investigating their requests into ensuring that the site is accessible for a bus.**

**P770. SECTION 106**

Members agreed that it would be beneficial to ask the new County Councillors to provide reports on Section 106 to every Planning, Economy & Tourism Committee meeting after the elections.

**RESOLVED:**

- 1. That the Section 106 update was received and noted.**
- 2. That the new County Councillors provide reports on Section 106 at every Planning, Economy & Tourism Committee meeting after the elections have taken place.**

**P771. DATE OF NEXT MEETING**

**To note that the date of the next meeting of the Economy, Planning & Tourism Committee is scheduled for 18 May 2023.**

The meeting ended at 7:58pm

Signed ..... Dated .....  
(Chair)