

WETHERAL PARISH COUNCIL PLANNING COMMITTEE
MINUTES OF THE MEETING HELD on Monday 5th February 2018
At 1.00pm at the Wetheral Parish Council Office

COMMITTEE MEMBERS PRESENT: Cllr. Earp (Chairman), Cllr. Round, Cllr. Melrose-Woodman, Cllr. Evans, Cllr. D. Poole.

PL/17/53 Apologies

None.

PL/17/54 Minutes of the previous meeting held on 8th January 2018

Resolved to approve the minutes of the meeting held on 8th January 2018.

PL/17/55 Declarations of Interest:

- (i) Cllr. Earp declared an interest as a member of Carlisle City Council, Development Control Committee.

PL/17/56 Planning Decisions reported to date:

Plan Number

- i) **17/0900 – Land to the rear of Ivy House, Ghyll Road, Scotby**
Granted
- ii) **17/0953 – Croft Villa, Wetheral**
Granted
- iii) **17/1004 – Great Corby Primary School, Sandy Lane, Great Corby**
Granted
- iv) **17/1002 – Great Corby Primary School, Sandy Lane, Great Corby**
Granted
- v) **17/0962 – The Flat at the Stable Block, Warwick Hall, Warwick on Eden**
Granted
- vi) **17/0963 – The Flat at the Stable Block, Warwick Hall, Warwick on Eden**
Granted

PL/17/57 Planning Applications considered:

Plan Number

- i) **18/0005 – Eden Brows Lodge, Armathwaite**
No observations.
- ii) **18/0014 – The Tempietto, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- iii) **18/0022 – The Tempietto, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- iv) **18/0009 – Courtyard Flats, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- v) **18/0023 – Courtyard Flats, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- vi) **18/0012 – Diamond Cottage, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- vii) **18/0027 – Diamond Cottage, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- viii) **18/0010 – Opera House, Byre Hill, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.

- ix) **18/0019 – Opera House, Byre Hill, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- x) **18/0015 – Cascade Steps, Corby Castle Estate, Great Corby**
This application has been withdrawn since the meeting took place.
- xi) **18/0018 – Cascade Steps, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xii) **18/0037 – Henry Lonsdale Home, Rosehill, Warwick on Eden**
No observations.
- xiii) **18/0011 – Archways, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xiv) **18/0026 – Archways, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xv) **18/0024 – Coach Shed, Byre Hill, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xvi) **18/0020 – Byre Hill, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xvii) **18/00013 – Manager’s Flat, Byre Hill, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xviii) **18/0025 – Manager’s Flat, Byre Hill, Corby Castle Estate, Great Corby**
Deferred discussion, pending possible site visit.
- xix) **18/0004 – Garthside, Townhead Court, Cumwhinton**
Observations – There is a history of surface water drainage in the area. As such, the committee has concerns regarding drainage. If the County Council’s Drainage Officer is happy that this work will not exacerbate the existing problems, then the Parish Council has no objection.
- xx) **18/0044 – Land off Broomfallen Road, Scotby**
No observations.
- xxi) **18/0046 – Greenleaves, Great Corby**
No observations.
- xxii) **18/0073 – 20A Broadwath Holdings, Heads Nook, Brampton**
No observations.
- xxiii) **18/0069 – Sunnyside, School Road, Cumwhinton**
No observations.
- xxiv) **18/0076 – Garden Hill, Wetheral Pasture**
No observations.
- xxv) **18/0043 – Land to the rear of Gladsmuir, Broomfallen Road, Scotby**
Objection – Concerns regarding the access road being sited on a bend in the road. High hedges combined with the bend will lead to poor visibility. There are already drainage problems in this area which cause water to flood onto the road. This then freezes in cold weather, making the road hazardous. The committee request that a site visit takes place.

PL/17/58 Planning Amendments to be considered:

Plan Number

- i) **17/0969 – Land adjacent to Garth Cottage, Wetheral Pastures**
The committee’s original comments stand. Observations – There is already a danger of overdevelopment in this area, and housing needs have been more than met by recent development in

Cumwhinton. Suggest that if approved, the housing should be single storey, in keeping with nearby dwellings. Members have concerns re: drainage. The Wetheral to Cumwhinton road is one of the first to flood in heavy rain. Additional buildings could adversely affect this. Suggest the surface water drainage be re-routed to the Pow Maughan Beck. Suggest that any buildings are built in individualised styles rather than uniform 'estate' style, to be in keeping with existing dwellings. Hedges should be used at perimeter rather than walls, and the hedging should be of the same type as is already used in the area. A bat survey is recommended, and bat boxes in trees would be preferred.

PL/17/59 Tree Preservation Orders

Plan Number

- i) **18/0001/S211 – Bowling Green Lodge & Water's Edge, Waterside Road, Wetheral**
No observations.

PL/1760 Correspondence/Any Other Business

- i) **17/1011 – Land near Black Moss, Aiketgate, CA4 9PR**
Application has been withdrawn by the applicant.
- ii) **Acolaid Case 18/0010/SNBN – Land west of Steele's Bank**
Street name and numbering consultation. Cllr Higgs suggests Abbey Garth or Abbey Croft. Cllr Earp is in favour of Longlands Garth/Longlands Way, or Abbey Garth/Abbey Field. Councillors to notify the Clerk by 14 February at latest if they have further suggestions.
- iii) **Greenacres – Tree removal**
A phone call has been received from Mr. Mike Bunting of Greenacres, Wetheral, complaining about the removal of a tree. Assistant Clerk has contacted him for more information.
- iv) **17/0131 – Land behind 37-65 Scotby Road**
It was brought to members' attention that there is a potential loss of the S106 grant of £30,000 from the development. The decision will be made by the City Council on 9 February 2018.

Date of the next meeting Monday 5th March 2018 at 1pm.