

**WETHERAL PARISH COUNCIL PLANNING COMMITTEE**  
**MINUTES OF THE MEETING HELD on Monday 28th October 2019**  
**At 1pm at Wetheral Village Hall**

**COMMITTEE MEMBERS PRESENT:** Cllr Earp (Chairman), Cllr Round, Cllr Poole, Cllr Evans, Cllr Higgs.

**PL/19/36 Apologies**

None.

**PL/19/37 Minutes of the previous meeting**

Resolved for the Chairman to sign the minutes of the Planning Meeting of 1<sup>st</sup> October 2019 as a correct record.

**PL/19/38 Declarations of Interest**

Cllr Higgs declared an interest as a member of Carlisle City Council.

**PL/19/39 Planning Decisions reported to date:**

***Plan Number***

**i) 19/0625 – 2 Rosebank, Heads Nook**

Granted

**ii) 18/0239 – Holme Eden Farm, Warwick Bridge**

Granted

**iii) 19/0663 – 4 Longthwaite Farm Court, Warwick Bridge**

Granted

**iv) 19/0611 – Land to the rear of Barnskew, Station Road, Cumwhinton**

Granted

**v) 19/0374 – Land to the rear of 48-52 Broomfallen Road, Scotby**

Granted

**vi) 19/0437 – Land to the rear of Castle Grounds, Wetheral**

Granted subject to legal agreement

**vii) 19/0465 – Longlands Head, The Stripes, Cumwhinton**

Granted

**viii) 19/0052 S211 – Turnmire Common Plains Road, Wetheral**

Granted

**PL/19/40 Planning Applications considered:**

***Plan Number***

**i) 19/0783 – Lyndhurst, Cumwhinton**

No observations.

**ii) 19/0797 – Land adjacent to Garth Cottage, Wetheral Pasture**

No observations.

**iii) 19/0799 – Land west of Longlands Head, The Stripes, Cocklakes**

Resolved Observation – The committee is pleased to see that the issue of subsidence has been addressed but reiterates its previous concerns regarding access.

**iv) 19/0767 – Washbeck Paddock, Broomfallen Road, Scotby**

No observations.

**v) 19/0796 – 3 Alby Terrace, Cumwhinton**

Resolved Observation – It appears that part of the extension will be in the garden of the property next door.

**vi) 19/0596 – Land adj. Hallmoor Court, Wetheral**

Resolved Objection – As per the previous application, the committee has concerns regarding the poor supporting infrastructure, the village sewerage

system is beyond capacity, the roads cannot cope and there is no primary school provision in the village. Members request a site visit by the Development Control Committee before a decision is made.

**vii) 19/0804 – Croft Barn, Cumwhinton**

No observations.

**viii) 19/0493 – Land to rear of 44 Scotby Road, Scotby**

Resolved Objection – As per the previous application, the committee objects on the following grounds:

- a) According to Policy SP6 (Securing Good Designs) of the Local Plan 2015-2030, most notably the use of zinc roofs, which is not in keeping with surrounding buildings.
- b) The large property at the end of the cul-de-sac is an extension into open countryside, contrary to Policy HO 2 Criteria 1 and 3 and Policy HO 3 Criteria 1 and 3.
- c) The current proposal has the access road on the north of the site, which will result in headlights, from cars exiting the development after dark, shining into the rear windows of no.44 Scotby Road. The road should be relocated to the south side of the site which will also result in the photovoltaic roof cells and rear gardens getting more light as opposed to the high hedge along the southern boundary.
- d) There is no hammerhead or other turning area at the end of the cul-de-sac, which will result in any large vehicle being unable to turn around.
- e) The green recycling and black refuse bins from the large property will need to be taken 150-200 yards uphill to the collection point, which is unacceptable.
- f) The committee has concerns that both the surface water and foul drainage water (via bio-disc) are being discharged into the Powmaughan beck, as main sewerage is available along Scotby Road.
- g) There are a number of inaccuracies contained within the developer and architect's statements i.e. referring to the site as a brownfield site – see aerial photographs which show a small paddock.
- h) The committee requests a site visit.

**PL/19/41 Tree Applications considered:**

**i) 19/0060/S211 – Mayfield, The Green, Wetheral**

No observations.

**PL/19/42 Correspondence**

**i) 19/0607 – Scotby Church of England Primary School, Park Road, Scotby**

Deferred

**ii) 19/0650 – Land west of Longlands Head, The Stripes, Cumwhinton**

Withdrawn

**Date of the next meeting Monday 2<sup>nd</sup> December 2019**