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BROMSGROVE DISTRICT COUNCIL

MEETING OF THE PLANNING COMMITTEE

THURSDAY 22ND MAY 2025, AT 6.00 P.M.

PARKSIDE SUITE, PARKSIDE, MARKET STREET, BROMSGROVE,
WORCESTERSHIRE, B61 8DA

SUPPLEMENTARY DOCUMENTATION

The attached papers were specified as "to follow" on the Agenda previously distributed relating to the above mentioned meeting.

6. Updates to planning applications reported at the meeting (to be circulated prior to the start of the meeting) (Pages 3 - 4)

J. Leach
Chief Executive

Parkside
Market Street
BROMSGROVE
Worcestershire
B61 8DA

22nd May 2025

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Bromsgrove District Council Planning Committee

Committee Updates
22 May 2025

TPO (18) 2024 Land at 2 The Coppice, Hagley

No updates

24/00816/FUL Crossbrook House, Dusthouse Lane, Finstall

A revised Biodiversity Net Gain (BNG) Metric was submitted by the applicant on 13 May 2025 following an updated site walkover.

The applicant also confirmed that the BNG enhancement area falls within their ownership.

25/00106/FUL 47 Lodge Crescent, Hagley

Additional representation received 22 May 2025:

- WCC Highways 2 points of objections are clear and policy based. By ignoring the recommendation to refuse by BDC Planning Officers risk setting an unsafe precedent and undermining future and previous applications that might have been or will be refused based on these policies. Granting this application will encourage on-street parking which causes significant impact in Lodge Crescent already.
- The objections raised by Hagley Parish Council - objections raised on the overbearing nature of this 'two part' application. The view of the overbearing nature of the extension has been ignored, where there have been similar extensions elsewhere refused. The annex is clearly designed to be a further living space in a small rear garden, which includes bedroom, kitchen and living space. Ignoring these objections sets an unsafe precedent and undermines previous applications that might have been or will be refused based on these policies.
- There is a significant number of public objections from neighbouring properties (8). These objections raise valid points as regards the adverse impacts that such a 'two-part' application would present should it be granted, to people's everyday enjoyment of their property and the general amenity of the small residential area.
- Creating a 6 bedroom, semi-detached property in a small residential area must be contrary to common sense and not in keeping with the amenity of the area, depriving the dwelling of normal living space which has been given up to bedrooms, and creates an unfavourable 'Multi-occupancy dwelling' in a residential area.
- Recommending that the application is granted risks setting numerous unsafe precedents. Therefore, I would urge the planning committee to REFUSE this application.

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