

Minutes of Planning Committee

**Wednesday 30 March 2022 at 5.00pm
in the Council Chamber, Sandwell Council House, Oldbury**

Present: Councillor Webb (Vice-Chair, in the Chair);
Councillors Allcock, Allen, Chidley, Dhallu, Fenton, S S
Gill, Kaur and Millar.

John Baker (Service Manager – Development Planning
and Building Consultancy); Simon Chadwick (Principal
Officer – Development, Highways Direct – Traffic and
Road Safety); Mark Stretton (Conservation Officer);
and Andy Thorpe (Healthy Urban Development
Officer).

43/22 Apologies for Absence

Apologies were received from Councillors Gavan, Z Hussain,
Kalari and C Padda.

44/22 Declarations of Interest

There were no declarations of interest made.

45/22 Minutes

Resolved that the minutes of the meeting held on 9
March 2022 are approved as a correct record.

Planning Application DC/22/66538 - Part demolition of existing buildings and proposed refurbishment of retaining structures, additional new industrial units, and parking area for uses B2 and B8 (previously refused application DC/21/66047). James W Shenton Limited Tinsley Street Tipton

The Service Manager – Development Planning and Building Consultancy reported that there had been no objections from the Canal and Rivers Trust or the Lead Local Flood Authority. The Committee was also advised that, the land allocated for residential use under the Site Allocations and Delivery Plan Policies, and therefore the Council would need to grant an exception to the policy to enable the development to proceed.

There was no objector present. The applicant's agent was present and addressed the Committee with the following points:-

- The applicant had already been operating on the site for many years.
- The proposal would provide local jobs.
- Extra parking would be provided, which would relieve existing parking issues.

The Service Manager – Development Planning and Building Consultancy added that a foundry had previously operated on the site for 100+ years and the site was located in a predominantly industrial area. Public Health had recommended conditions to address noise issues.

Resolved that, subject to the Council granting an exception to the Site Allocations and Delivery Plan Policies, Planning Application DC/22/66538 (Part demolition of existing buildings and proposed refurbishment of retaining structures, additional new industrial units, and parking area for uses B2 and B8 (previously refused application DC/21/66047). James W Shenton Limited Tinsley Street Tipton) is approved, subject to conditions relating to the following:-

- (i) External Materials.
- (ii) Levels.

- (iii) Noise survey and mitigation measures.
- (iv) Hours of construction.
- (iv) Construction management plan.
- (v) Phase 2 site investigation works, mitigation measures.
- (vi) Drainage and SUDs.
- (vii) Cycle parking.
- (ix) Parking layout, manoeuvring area.
- (x) Electric Vehicle Charging points.
- (xi) 10% renewable energy.
- (xii) Site management plan.

47/22

Planning Applications DC/21/65872 - Proposed residential development comprising of 46 no. 1 and 2 bed apartments, and conversion of boat house to 4 no. 2 bed residential units, together with associated car parking and landscaping. Land Adjacent to the Boat Gauging House Factory Road Tipton and Listed Building Consent Application DC/21/65873

The Service Manager – Development Planning and Building Consultancy reminded members that, as the Health and Safety Executive (HSE) had objected to the proposal, should the Committee be minded to grant planning permission, the HSE would have 21 days to consider whether to refer the applications to the Secretary of State for determination.

Objectors were present and addressed the Committee with the following points:-

- The objections related to the design, not the principle of the proposal.
- The proposal was over-intensive and too high.
- The scheme previously approved in 2010 was of a better standard of design.
- It would not be a good place to live.
- There were objections from Inland Waterways and the Birmingham Canal Navigation Society that had not been mentioned in the planning officer's report.
- The Canal and River Trust also felt that the proposal was incongruous and would adversely affect the setting of the listed building.
- The council was accepting a second rate development.

- The entrance and exit to the site was too small.
- The proposed road layout was not functional for a left turn out of the site due to weight restrictions on the nearby bridge.
- The proposal would have an adverse impact on traffic.
- There was insufficient parking provision.
- There would be nothing to stop children falling into the lock.
- The development would reduce the value of surrounding properties.

In response to members' questions of the officers present, the Committee noted the following:-

- Construction traffic would not be able to use the bridge on Hurst Lane.
- There would be a new design for the junction on the site entrance/exit, with a three way traffic signal.
- Parking provision met meet Sandwell's residential design standards.
- The gas pipeline was located underneath the boat gauging house. The Council was not responsible for the pipeline and any mitigation measures required would be the applicant's responsibility, under the direction of the Health and Safety Executive.
- A previous planning application had been approved, subject to a condition requiring the gas pipe to be strengthened. However, it had not been possible at that time and so the condition had been removed. The Health and Safety Executive at that time did not refer the matter to the Secretary of State.
- There was no record of any correspondence from the Inland Waterways or the Birmingham Canal Navigation Society in relation to the planning application.
- The building work would be subject to inspection and approval under Building Regulations, of which the safety of foundations and structural integrity would be a key factor.

The Council's Conservation Officer was present and advised the Committee that the site had remained vacant and derelict for some decades and was unlikely to be brought back into use as a boat gauging house. He advised that new uses were need for historic buildings to prevent decline and it was

not unusual for large buildings to be located next to a canal. He was of the view that the proposal was acceptable and complemented the canal architecture.

Some members were of the view that the design was not in-keeping with the canal area and felt that time should be allowed for a more suitable development to come forward. However, on balance, the Committee felt that the current site was an eyesore and whilst the proposal may not be acceptable for some, it represented an opportunity to bring the buildings and the site back into use to avoid further decline.

Resolved:-

- (1) that, subject to referral to the Health and Safety Executive to determine whether the application should be determined by the Secretary of State Planning Application DC/21/65872 (Proposed residential development comprising of 46 no. 1 and 2 bed apartments, and conversion of boat house to 4 no. 2 bed residential units, together with associated car parking and landscaping. Land Adjacent to the Boat Gauging House Factory Road Tipton) is approved, subject to conditions relating to:-
 - (i) Materials.
 - (ii) Detailed design plans for the proposed highway improvements, new access, signal control, implementation and retention.
 - (iii) Parking layout and retention.
 - (iv) Footpaths laid out to include a link to the Old Main Line canal and retention.
 - (v) Boundary treatments to include a connection to the Old Main Line canal (west of the site).
 - (vi) Drainage.
 - (vii) Refuse management plan.
 - (viii) Hard and soft Landscaping scheme.
 - (ix) Intrusive site investigations and remediation (contamination, coal mining legacy).
 - (x) Implementation of drainage strategy and maintenance.

- (xi) Electric charging points (one per 10 spaces).
- (xii) Low NOx boilers.
- (xiii) Travel Plan.
- (xiv) Air Quality Mitigation Plan – to protect future occupiers from poor quality air.
- (xv) Construction management statement which should include restriction of construction work and the delivery of materials to between the hours of 08.00 and 17.30 Monday to Friday, 09.00 to 13.00 on Saturdays and no work on Sundays or bank holidays.
- (xvi) An energy statement is required to comply with 10% renewable energy component.
- (xvii) CCTV.
- (xviii) Lighting scheme.
- (xix) Secure cycle parking.
- (xx) Noise mitigation for windows and external balconies.
- (xxi) Plant and machinery details.

- (2) that in connection with resolution (1)(above) Listed Building Consent Application DC/21/65873 (in relation to Land Adjacent to the Boat Gauging House Factory Road Tipton) is approved.

48/22

Planning Application DC/21/66194 - Proposed change of use of the former Jolly Collier Public House to a convenience store (Use Class E(a)) to include external alterations, extensions to side, front and rear, new car park layout, new bin store, cycle store, landscaping and other associated works. The Jolly Collier 29 Leabrook Road Tipton.

There were no objectors present. The applicants agent was present and addressed the Committee with the following points:-

- The applicant was a large Black Country based employer.

- The pub had been empty since 2018 and had attracted a lot of anti-social behaviour, and detracted from the street scene.
- An application for a convenience store had been approved in 2015.
- 26 parking spaces would be provided, along with cycle spaces.
- The upper floors and cellar would be mothballed.
- The applicant had agreed to time limits on deliveries and opening hours.
- The proposal would provide a local need for local residents.
- Three full time and 18 part time jobs would be created.
- The previous pub had been open until midnight, the shop would not be.

The Committee was minded to approve the application.

Resolved that Planning Application DC/21/66194 (Proposed change of use of the former Jolly Collier Public House to a convenience store (Use Class E(a)) to include external alterations, extensions to side, front and rear, new car park layout, new bin store, cycle store, landscaping and other associated works. The Jolly Collier 29 Leabrook Road Tipton.)

- (i) External Materials.
- (ii) Details of acoustic fence & implementation thereafter.
- (iii) Details External lighting.
- (iv) Details of external plant.
- (v) Electric vehicle charging point.
- (vi) Contaminated Land.
- (vii) Details of privacy zones (ATM).
- (viii) Restriction on hours of opening.
- (ix) Restriction on hours of deliveries.

Planning Application DC/21/66365 Proposed hybrid planning application for the development of 13,975 sq.m. of floorspace (7,045 sq.m. 'full' and 6,930 sq. m. outline) for Use Classes E(g)(iii) Industrial Processes, B2 - General Industrial and B8 Storage and Distribution, with associated car parking and infrastructure (outline application for access). Land at Brandon Way West Bromwich

Councillors, Allen, Chidley, Dhallu, Fenton, Millar and Webb indicated that they had been lobbied by objectors on the Committee's site visit.

The application was a hybrid application. Part of the site focused on the principal of development (outline application), and the other related to a full application. The "Full" element of the planning application consisted of a single unit providing 7,045sqm of floorspace and associated car parking and access arrangements (shown as Unit 2 on the applications plans). The "Outline" element proposed up to 6,930sqm of commercial floorspace on the remainder of the application site. Outline planning permission was sought for this section of the site with all matters reserved for subsequent approval with the exception of access.

An objector was present and addressed the Committee with the following points:-

- 56 residents of Brandon Close objected to the proposals.
- There would be increased noise and general disturbance to residents.
- HGVs would add to existing traffic congestion.
- Residents' privacy would be lost by the removal of the trees on Brandon Way.
- The land was allocated for another use in the Council's development plans.
- There is no objection to the principle of development, just not with more businesses.
- Was the parking provision adequate for the number of staff?
- What type of business would be operating from the site?

- There was already noise nuisance from staff talking and music playing and HGVs would cause more.
- There was an entrance in Albion Road but this was not being used.

The Service Manager – Development Planning and Building Consultancy reported that the wider aspiration for the site was housing, so if the Committee was minded to grant planning permission, the Council would need to grant an exception to the policy to enable the development to proceed. The provision of a housing development on the site would be subject to a large Compulsory Purchase Order, which there were no current plans for. Concerns about pedestrian and cycling safety could be address by way of a Section 106 agreement for highways improvements and this was now a recommended condition.

The applicant was present and addressed the Committee with the following points:-

- The company was successful in the local area.
- Staff would be transferring from premises in Kidderminster to this site.
- Staff working at the site approximately 100metres away would be retained.
- The site was not noisy or traffic intensive.
- The proposal would regenerate a Brownfield site.
- The site would be occupied by a low level logistics company, specialising in pallet recycling.
- 24/7 operation was sought, but the company would not operate all of those hours.
- A transport assessment had been submitted with the application.
- The applicant was aware of residents' concerns and wanted to alleviate them. Objectors had been written to but no responses had been received.

In response to members' questions of the officers present, the Committee noted the following:-

- A technical works specification, a noise survey and a traffic survey all indicted that 24/7 opening was appropriate.

- There had been no objections from Public Health, and a condition had been included to mitigate noise disturbance.
- The site had previously been used for heavy industry.
- The site had been the subject of vandalism and drug use whilst unoccupied.
- The existing trees were not of good quality. The new trees planted as per the landscaping scheme would be of greater density and better in terms of both noise mitigation and aesthetics.
- There was a shortfall of employment land in Sandwell and the proposal would generate jobs.
- A noise survey would establish where measures were required to mitigate noise and bring it in line with existing background levels.

Members expressed concern about the proposed 24/7 operating hours and requested that further discussions take place with the applicant with a view to reducing them to 7am to 11pm. Concern was also expressed about the removal of existing trees and the impact on nearby residents during the time taken for the new trees grow to maturity. The Service Manager – Development Planning and Building Consultancy advised that extra heavy standard trees could be specified in conditions.

The Highways Network Development and Road Safety Manager advised members that consideration would be given to whether speed cameras were appropriate, when looking at traffic mitigation measures.

Resolved that, subject to the Council granting an exception to the Site Allocations and Delivery Plan Policies, Planning Application DC/21/66365 Proposed hybrid planning application for the development of 13,975 sq. m. of floorspace (7,045 sq. m. 'full' and 6,930 sq. m. outline) for Use Classes E(g)(iii) Industrial Processes, B2 - General Industrial and B8 Storage and Distribution, with associated car parking and infrastructure (outline application for access). Land at Brandon Way West Bromwich is approved, subject to conditions relating to the following:-

- i) The satisfactory conclusion of discussions with the applicant in relation to reducing operating hours to 7am to 11pm.
- ii) A Section 106 agreement for contribution to walking, cycling and highway improvements at Brandon Way.
- iii) External lighting scheme
- iv) External materials as per submission.
- v) Hard and soft landscaping.
- vi) Finished floor levels.
- vii) Boundary treatment (including any retaining walls).
- viii) Electric vehicle charging points.
- ix) Construction management plan (including dust management hours of construction, wheel cleaning etc as well as additional Requirements of the Canal and River Trust).
- x) Travel plan.
- xi) Low NOx boiler.
- xii) Ground contamination and gas monitoring with mitigation measures;
- xiii) Coal mining investigation and mitigation measures.
- xiv) Risk assessment and method statement (Canal and River Trust).
- xv) Drainage and SUDS.
- xvi) CCTV.
- xvii) Details of proposed external lighting.
- xviii) Noise mitigation measures.
- xix) Jobs and Apprentices.
- xx) Electric Vehicle Charging points.
- xxi) 10% renewable energy provision.

[Councillor Dhallu left the meeting during consideration of this application and therefore took no part in the debate and did not vote.]

50/22 **Planning Application DC/22/66482 Proposed 2 No. units for Industrial Processes (Use Class E(g)(iii)), General Industrial (Use Class B2), and Storage and Distribution (Use Class B8) and associated car parking and infrastructure. Land at Brandon Way West Bromwich**

In reference to Minute No. 49/22, the Committee considered the full planning application.

Councillors, Allen, Chidley, Dhallu, Fenton, Millar and Webb indicated that they had been lobbied by objectors on the Committee's site visit.

An objector was present and addressed the Committee with the following points:-

- There were 112 parking spaces but there would be 20 additional staff, which would force people to park on Brandon Way, taking up spaces used by residents.
- 24/7 hour operation would cause disturbance to local residents.

The Highways Network Development and Road Safety Manager advised that there was sufficient parking provided for within the site. Residents could apply to the Council for a Residents Parking Scheme to preserve the spaces on Brandon Way.

The Service Manager – Development Planning and Building Consultancy reported that the wider aspiration for the site was housing, so if the Committee was minded to grant planning permission, the Council would need to grant an exception to the policy to enable the development to proceed.

The Committee was minded to grant planning permission, subject to discussions take place with the applicant with a view to reducing the hours of operation to 7am to 11pm, and the use of extra heavy standard trees for landscaping.

Resolved that subject to the Council granting an exception to the Site Allocations and Delivery Plan Policies Planning Application DC/22/66482 (Proposed 2 No. units for Industrial Processes (Use Class E(g)(iii)), General Industrial (Use Class B2), and Storage and Distribution (Use Class B8) and associated car parking and infrastructure. Land at Brandon Way, West Bromwich) is approved, subject to conditions relating to the following:-

- i) The satisfactory conclusion of discussions with the applicant in relation to reducing operating hours to 7am to 11pm.
- ii) A Section 106 agreement for contribution to walking, cycling and highway improvements at Brandon Way.
- iii) External lighting scheme
- iv) External materials as per submission.
- v) Hard and soft landscaping.
- vi) Finished floor levels.
- vii) Boundary treatment (including any retaining walls).
- viii) Electric vehicle charging points.
- ix) Construction management plan (including dust management hours of construction, wheel cleaning etc as well as additional Requirements of the Canal and River Trust).
- x) Travel plan.
- xi) Low NOx boiler.
- xii) Ground contamination and gas monitoring with mitigation measures;
- xiii) Coal mining investigation and mitigation measures.
- xiv) Risk assessment and method statement (Canal and River Trust).
- xv) Drainage and SUDS.
- xvi) CCTV.
- xvii) Details of proposed external lighting.
- xviii) Noise mitigation measures.
- xix) Jobs and Apprentices.
- xx) Electric Vehicle Charging points.
- xxi) 10% renewable energy provision.

51/22

Planning Application DC/21/66392 - Retention of storage use at ground floor open to customers and other visitors by appointment only, and 1no. residential dwelling at first floor with dormer windows to side, associated car parking and landscaping. 26 Waterfall Lane Cradley Heath

An objector was present and addressed the Committee with the following points:-

- The application was a smokescreen for a change of use as the applicant currently used the site as a scrap yard.
- The site was kept in an untidy state (photographs were circulated to the Committee and the applicant).
- There were rates on the site.
- The proposal would cause parking issues on Waterfall Lane and affect the pub directly opposite.
- A previous planning application had been refused due to traffic concerns.
- The dormer window would reduce privacy for neighbouring properties.
- Hazardous waste was being stored on the site.
- The site was located on a very busy hill and the proposal would have an adverse impact on traffic.
- The site would be better suited to a housing development.

Councillor Millard, ward representative, was present and addressed the Committee with the following points:-

- Waterfall Lane was very steep with a tight bend and a tight junction with Higgs Field Crescent.
- Even 30mph is a dangerous speed due to the steep incline.
- Many over-sized vehicles used the road.
- Members were already working with Highways officers to address existing problems.

The applicant was present and addressed the Committee with the following points:-

- He ran a demolition contractor business based in Lye but ran an antiques business from Waterfall Lane.
- The site was not a scrap yard and he did not buy, store or sell scrap metal.
- The price of demolition and land remediation exceeded the value of the land so providing affordable housing on the site was not an option.
- He was out most of the times and used the premises for storage of antiques.
- Customers were required to make an appointment before visiting.

- Contaminated soil was removed when he bought the site.
- A shop had previously operated from the site but had never had planning permission and therefore the subsequent use of the site as a storage facility for a charity superseded the use as a shop.
- The objections were vexatious and most neighbours were supportive.
- There was no vermin on the site.
- Improvements had been made to the appearance of the site.
- Most of the traffic n Waterfall Lane was not connected to the site.
- He had a mutual arrangement with the Watefall Pub opposite for parking.
- The original features of the building remained inside.

In response to members' questions of the officers present, the Committee noted the following:-

- The flat was part built, due to a misunderstanding about the established use class of the site.
- There was a 3m retaining wall and a 160sq ft cellar which would make the costs of demolition high.
- The photos circulated by objectors were two years old.

The Service Manager – Development Planning and Building Consultancy read out two further letters of objection.

Resolved that consideration of Planning Application DC/21/66392 (Retention of storage use at ground floor open to customers and other visitors by appointment only, and 1no. residential dwelling at first floor with dormer windows to side, associated car parking and landscaping. 26 Waterfall Lane, Cradley Heath) be deferred, pending a site visit by members of the Committee and ward representatives.

52/22

Planning Application DC/21/66443 - Proposed development of 9 dwellings and associated parking (previously refused application DC/20/64367). Land Adjacent 63 Oxford Way, Tipton

Councillors, Allen, Chidley, Dhallu, Fenton, Millar and Webb indicated that they had been lobbied by objectors on the Committee's site visit.

The Service Manager – Development Planning and Building Consultancy reported that amended plans had been received showing site levels.

An objector was present and addressed the Committee with the following points:-

- A planning application for housing in 1987 had been refused, and a subsequent application for a change of use to garden space.
- The site was a Site of Importance for Nature Conservation (SINC).
- Since the applicant had removed the tress, there had been no Bat sitings and other wildlife had been disturbed.
- There was more noise as a result of the tress being removed.
- There was a development of 400 houses at the bottom of the road and there was now no amenity space for those residents to use.
- Children used the site as a safe place to play.
- There was a coal mine underneath the site.
- Who would be responsible for the culvert underneath the site?

The applicant was present and addressed the Committee with the following points:-

- There would be two parking spaces per property.
- The culvert ran in the opposite direction.
- A coal mine report had been submitted with the application.

In response to members' questions of the officers present, the Committee noted the following:-

- A previous application had been refused due to inadequate information on ground conditions and the coal mine.

- There were no objections from the Coal Authority, however conditions were recommended.
- Oxford Road had been adopted by the local authority in September 2009. Minimum standards had to be achieved before the Council would adopt a road.
- The level of the site would be reduced by a gradient to road level, in keeping with No. 63 Oxford Way.
- The land was privately owned and the opportunity to protect wildlife on the site had been lost when the land was sold.
- None of the trees on the site were the subject of a Tree Preservation Order.

Members expressed disappointment at the loss of green space and wildlife and felt that this had highlighted the need for a policy on protection of wildlife.

Resolved that Planning Application DC/21/66443 – (Proposed development of 9 dwellings and associated parking (previously refused application DC/20/64367). Land Adjacent 63 Oxford Way, Tipton) is approved, subject to conditions relating to the following:-

- (i) External materials.
- (ii) Levels.
- (iii) Boundary treatment (including details of any retaining walls).
- (iv) Ground investigation.
- (iv) Coal mining investigation, mitigation measures.
- (v) Hard and soft landscaping details.
- (vi) PD removal for extensions and loft conversions.
- (vii) Parking space retention.
- (ix) Electric vehicle charging points.
- (x) Low Nox Boilers.
- (xi) Noise survey.

53/22

Planning Application Proposed change of use of existing 5 storey office block (Providence Place) to education, with external alterations, and new sprinkler tanks; and erection of an associated school sports building and hard surfaced sports court (Sandwell Road), with car parking, boundary treatment and

landscaping. 1 Providence Place and Land Off Sandwell Road West Bromwich

The Service Manager – Development Planning and Building Consultancy reported that the site was allocated for office use in the Development Plan so if the Committee was minded to grant planning permission, the Council would need to grant an exception to the policy to enable the development to proceed.

There had been no objections from Highways or Urban Designs teams.

There was no objector present. The applicant was present and addressed the Committee with the following points:-

- The school would be known as Shireland CBSO, and was a partnership between Shireland Collegiate Trust and the City of Birmingham Symphony Orchestra.
- The proposal represented a unique approach to music education.
- There would be 870 places at the school, and 200+ staff.
- The proposal would provide employment opportunities.
- The school was accessible by foot, cycling and public transport.
- The existing office block, if occupied to capacity, would generate more traffic than the school.
- There were 31 parking spaces, three of which were accessible, as well as cycling spaces.
- There was adequate parking capacity in nearby public car parks.
- Signage would be in place to direct staff parents and students around the site.
- Pupils would be chaperoned by staff between the site sites.
- The Sandwell Road site would house the sports hall, and was away from residential properties.
- There would be a visual connection between the two sites.

In response to members' questions of the officers present, the Committee noted the following:-

- A nodal catchment area would be used to allocate places at the school, taking in 25 students from each of the six towns.
- Whilst there was a key focus on music, musical aptitude would not be part of the admission criteria.
- Taking into account the capacity of the current office block if fully occupied, and the number of staff at the school, there was a net reduction in demand for parking on the site.
- The event space at the school would be used as a concert hall for public attendance, as well as a teaching space for students.
- Enforcement camera cars would be deployed to manage parking issues if any arose.

Members welcomed the proposal and the opportunity it presented for Sandwell.

Resolved that subject to the Council granting an exception to the Site Allocations and Delivery Plan Policies Planning Application DC/22/66501 (Proposed change of use of existing 5 storey office block (Providence Place) to education, with external alterations, and new sprinkler tanks; and erection of an associated school sports building and hard surfaced sports court (Sandwell Road), with car parking, boundary treatment and landscaping. 1 Providence Place and Land Off Sandwell Road, West Bromwich) is approved, subject to conditions relating to the following:-

- (i) External materials.
- (ii) Levels.
- (iv) Boundary Treatment.
- (v) Hard and soft landscaping plan.
- (vi) Cycle parking.
- (vii) Electric vehicle charging points.
- (viii) Construction management plan.
- (ix) Hours of construction.
- (x) Low Nox boilers.
- (xi) Ground investigation and mitigation measures.
- (xii) Noise survey and mitigation measures.
- (xiii) External lighting.
- (xiv) CCTV.

- (xv) Alarms.
- (xvi) Drainage and SUDs.

54/22 Applications Determined Under Delegated Powers

The Committee noted the planning applications determined by the Director - Regeneration and Growth under powers delegated to him as set out in the Council's Constitution.

55/22 Decisions of the Planning Inspectorate

The Committee noted that the Planning Inspectorate had made the following decisions in relation to appeals against refusal of planning permission:-

Application Ref.	Site Address	Decision
DC/21/65247	Sandwell MBC Former Public Car Park Crocketts Lane Smethwick	Dismissed

56/22 Application Sites to be visited by the Planning Committee

The Committee noted that the following planning application sites would be visited by the Committee on 11th May 2022, prior to a full report determined by Committee, for the reason stated:

Application No. and Description.	Reason
DC/22/66593 Proposed two bedroom bungalow, and associated parking with new vehicle access (previously refused application DC/21/65370). At Rear Garden of 39 Pear Tree Drive Great Barr	The application has generated a number of objections and it is considered that it would be beneficial for the Committee to view the site in context the surrounding properties.

Birmingham	
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Meeting ended at 7.37pm

Contact: democratic_services@sandwell.gov.uk