

## **PLANNING COMMITTEE**

**Date: 15 July 2015**

### **Schedule of Committee Updates/Additional Representations**

**Note: The following schedule represents a summary of the additional representations received following the publication of the agenda and received up to midday on the day before the Committee meeting where they raise new and relevant material planning considerations.**

## **SCHEDULE OF COMMITTEE UPDATES**

**151111 - PROPOSED CONSTRUCTION OF THREE SELF BUILD FAMILY HOMES, ALTERATIONS TO EXISTING ACCESS AND ASSOCIATED LANDSCAPING AND DRAINAGE. AT LAND WEST OF THE POPPINS, WINFORTON, HEREFORDSHIRE, HR3 6EA**

**For: Mr Pryce, Collins Design & Build Ltd, per Mr Russell Pryce, Unit 5, Westwood Industrial Estate, Pontrilas, Hereford, Herefordshire HR2 0EL**

### **ADDITIONAL REPRESENTATIONS**

The applicant's agent has submitted a topographical survey reaffirming that the site is outside of the floodplain. Further, that para 50 of the National Planning Policy Framework supports self build sites and the National Planning Policy Guidance - Housing and economic development needs assessments refers to the need for Councils to meet this demand.

### **OFFICER COMMENTS**

This proposal is considered to be acceptable regardless of the question of self build. The government desire for this type of development is evident from the NPPF and from Ministerial statements, however, as yet the practicalities of enforcing it have yet to be resolved. For example if a house approved for self build was being erected by a building company would it be reasonable to require it to be demolished?

### **NO CHANGE TO RECOMMENDATION**

**150526 - PROPOSED AGRICULTURAL MACHINERY AND IMPLEMENT STORAGE BUILDING. AT BURLTON COURT FARM, BURLTON COURT ROAD, BURGHILL, HR4 7RQ**

**For: Mr Mitchell per Mr Russell Pryce, Unit 5, Westwood Industrial Estate, Pontrilas, Hereford, Herefordshire HR2 0EL**

### **ADDITIONAL REPRESENTATIONS**

A surface water drainage strategy has now been submitted by the applicant's agent detailing three potential options that would not exceed the existing 'greenfield' surface water run-off rate. These proposals are currently being considered by our drainage consultant.

**OFFICER COMMENTS**

This drainage issue is addressed by a condition and until receipt of a positive response from our drainage consultant, this condition is both appropriate and necessary.

**NO CHANGE TO RECOMMENDATION**