

**MINUTES OF A MEETING
OF THE OPERATIONS AND PLANNING COMMITTEE
MALVERN TOWN COUNCIL**

held on Wednesday 19 June 2019

in the Council Chamber, Belle Vue Terrace, Malvern at 6.00 pm

Councillors

Present

C Bovey
S Charles
L Lambeth
J Leibrandt
P Mewton
P Smith
S Taylor
D Watkins

In attendance

Linda Blake – Town Clerk
Charles Porter – Operations Manager
Louise Wall – Minute Clerk
Cllr C Hooper
Cllr N Morton
Cllr P Tuthill
One member of the Press

Absent

C Palmer (apologies)

1. ELECTION OF CHAIRMAN

Councillor Samantha Charles was elected Chairman of the Operations and Planning Committee for 2019/20.

2. ELECTION OF VICE-CHAIRMAN

Councillor Lynne Lambeth was elected Vice-Chairman of the Operations and Planning Committee for 2019/20.

3. APOLOGIES FOR ABSENCE

Apologies for absence were received and accepted from:

- Cllr Cynthia Palmer – in hospital

4. DECLARATIONS OF INTEREST

None.

5. MINUTES OF PREVIOUS MEETING

It was **RESOLVED** that the minutes of the following meeting be approved and adopted as a correct record of the proceedings and they were signed by the Chairman:

- Operations and Planning Committee held on 20 March 2019.

6. MALVERN LINK RAILWAY STATION OPPORTUNITY AREA

Luke Challenger of Icen Projects, Nick Uzel of Grammont Group Property Development and Lee Warr of Westworks Architects presented their proposals for development of the land to the north and south of Howsell Road, identified in the Malvern Neighbourhood Plan as the Malvern Link Railway Station Opportunity Area (Policy MT2).

Councillors were informed that this proposal involved two sites, one to the south which is currently a parking area and another site on the other side of Howsell Road which has yet to be developed.

Proposals include housing with designated parking, extra car parking spaces for railway users and reallocated spaces for the garage on the south side of Howsell Road. Discussions have been held with West Midlands Trains regarding the number of car parking spaces to be provided and the existing lease on the car park will expire in 2021.

Members reminded the speakers Policy MT2 in the Neighbourhood Plan focused on any development including a transport interchange including bus, park and ride facilities, and that any housing must include 40% of affordable housing. However, Luke Challenger stated that they were in the early stages of design and the exact details of the application were still to be developed.

Luke Challenger, Nick Uzel and Lee Warr, and the Press, left the meeting.

PUBLIC PARTICIPATION

None.

7. ALTERNATIVE BANDS IN THE PARK

Report OC01/19 was noted.

8. GREAT MALVERN CHRISTMAS LIGHTS

Report OC02/19 was received and accepted.

Cllrs Peter Smith and Sharon Taylor agreed to help co-ordinate the installation of the Christmas lights in Malvern. It was also suggested that Councillor Houghton may offer to help.

9. BUS SHELTER – POOLBROOK ROAD

Report OC03/19 was received and accepted.

Members agreed on the Greatleigh design for the new shelter.

It was proposed to amend the recommendation as follows:

“Malvern Town Council will take ownership of the new shelter and maintain it for its useful life. Malvern Town Council does not agree to replace the shelter when required without further consultation.”

It was **AGREED** that the Town Clerk would contact Worcestershire County Council, agreeing to adopt a Grantleigh style bus shelter and maintain it for its useful life. Any eventual replacement would be the responsibility of Worcestershire County Council.

10. ARMED FORCES DAY 29 JUNE 2019

Report OC04/19 was received and noted.

Members thanked Officers for their hard work in organising the event.

11. HEART OF ENGLAND IN BLOOM

The Operations Manager gave a verbal update on this item. The recent wet weather and lack of sunshine has been challenging for operations although all bedding and hanging baskets were now in place. The plants are also not as well established as in a normal year. Cllr Palmer is still in hospital so Charles Porter and Lyndsey Davies will accompany the judges on their route around the town on 27 June.

12. PROVISION OF SATURDAY FOOTBALL FOR THE 2019/20 FOOTBALL SEASON

Report OC05/19 was received and accepted.

It was **RECOMMENDED** that Malvern Town Council employ a part-time employee to facilitate the continuation of Saturday football.

13. MAINTENANCE WORKS – REAR BUILDING AT BELLE VUE TERRACE

Report OC06/19 was handed out at the meeting due to a delay in obtaining quotations.

It was **AGREED** that the quotation for £1,500 for repairs to the chimney stack be accepted, with the costs being taken out of the 2019/20 budget contingency fund for unforeseen works.

It was **AGREED** to defer recommendation 2.2 to a later meeting to enable further costings to be obtained. It was also **AGREED** that during the next meeting of the committee, a short tour of the rear building would be made so that members could familiarise themselves with the layout and accommodation.

14. WORK PROGRAMME

Work programme OC07/19 was noted.

15. PLANNING CONSULTATIONS

Report OC08/19 was received and accepted.

Planning application 18/01865/FUL was raised by members. Amendments to the plans and an updated D & A statement had been made and comments could be submitted on these amendments only.

There were no comments on the amendments but members of the committee stated their frustration that the application was to be delegated to an officer rather than be taken to the Southern Area Planning Committee.

Councillors felt that the access to the development was a real issue and had not been properly investigated and that there was doubt that the developers had contacted Malvern Hills Trust to ask for permission to cross their strip of land.

It was **AGREED** that the District Councillors present would ask the head of planning at Malvern Hills District Council to take this application to the SAPC.

It was **AGREED** that the Town Council would support this request.

It was **AGREED** that the Town Clerk would write to the Chief Executive at Malvern Hills District Council to query why this item was not being taken to committee having already been raised by MHDC ward councillors.

It was **AGREED** to include the issue of planning applications being designated to officers at the next liaison meeting.

16. DATE AND TIME OF NEXT MEETING

The next meeting of the Operations and Planning Committee will be held on Wednesday 17 July 2019 at 6.00 pm.

The meeting ended at 8.00 pm.

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(Chairman)