

MINUTES OF A MEETING OF WINCHCOMBE TOWN COUNCIL PLANNING COMMITTEE HELD AT ABBEY FIELDS COMMUNITY CENTRE, BACK LANE, WINCHCOMBE AT 7PM ON WEDNESDAY 5 NOVEMBER 2025.

PRESENT: Mr R Wakeford (Chair) Mr S Maughan Clerk/Deputy
Clerk Mr D Chandler Ms S Sturgeon

1. TO NOTE APOLOGIES. Cllrs B Rose and K Woodward.
2. DECLARATIONS OF INTEREST. None.
3. PUBLIC PARTICIPATION. None.
4. PLANNING APPLICATIONS.
 - a) 25/00814/TCA - 18 Gloucester Street Winchcombe - Ulmus parvifolia (Chinese Elm). Remove 1m-2m radial growth and reduce crown as annotated. **No objection.**
 - b) 25/00694/FUL - 7 Neata Farm Market Lane Greet - Retrospective change of use of existing single-storey one-bed annex from ancillary accommodation (C3) to short-term holiday accommodation (Use Class C5). **No objection.**
 - c) 25/00751/ADV - Co Op 22 - 24 North Street Winchcombe - Installation of shopfront advertisements comprising one internally illuminated fascia sign, one fixed daily slats panel and four window graphics. **Objection in accordance with Policy 5.4(b) and advice from Conservation Officer.**
 - d) 25/00784/FUL - Ireley Grounds, Broadway Road, Winchcombe - Full Planning Application for erection of 2no detached self-build dwelling following the partial demolition of existing buildings. **No objection.**
 - e) 25/00801/LBC - 3 Greystones Cottages, Gloucester Street, Winchcombe - Replacement windows & door. Replacement of existing stair will new metal staircase. **No objection subject to Conservation Officers advice being implemented.**
 - f) 25/00804/LBC - White Hart Hotel, High Street, Winchcombe - Replacement existing gas boiler and flue with new boilers with two smaller flues. **No objection.**
5. PLANNING APPLICATIONS RECEIVED AFTER THE PUBLICATION OF THE AGENDA WHICH ARE TIME SENSITIVE.
 - a) 25/00833/FUL - 72 North Street Winchcombe - Demolition of an existing single storey rear extension and construction of a replacement single storey rear extension, including replacement door and windows to existing property. **No objection.**
 - b) 25/00786/FUL - 7 Bassett Close Winchcombe - Single storey side extension and alterations. **No objection.**

6. PLANNING PERMISSIONS, REFUSALS, AND WITHDRAWN APPLICATIONS.

Application No	Location	Planning Proposal	WTC Submission Comment	TBC Decision Notice
25/00659/FUL	Spindrift Langley Road Winchcombe	Removal/variation of Condition 2 (approved plans) for planning permission 25/00375/FUL.	No objection	Permit.
25/00682/FUL	20 Kenelm Rise Winchcombe	Single storey rear and side extension	No objection	Permit
25/00695/TCA	25A Gloucester Street Winchcombe	T1- Goat Willow- Remove front dominant stem and carry out a further 2/2.5 metres reduction on the remaining crown to contain size. T2- Cherry- Reduce 3 to 4 main leaders approx 1 metre to contain size for garden size	No objection	No objections
25/00739/TCA	Rutland Court Cowl Lane Winchcombe	Fell six leylandii trees located in the rear garden of	No objections	No objections
24/01049/FUL	Greenfield Villa 18 Cheltenham Road Winchcombe	Replacement of existing front windows and front door with a window, existing rear elevation windows and door, and side elevation windows	No objection	Permit.
25/00763/TCA	Tanyard House 5 Tan Yard Bank Castle Street Winchcombe	T1 Willow pollard at approx 8-10m	No objection	No objections

7. CORRESPONDENCE.

TBC Planning Officer's recommendations for Committee, due to take place on 21st October 2025, reference the following application:

22/01107/OUT - Land West of Cheltenham - Delegated Permit subject to a S106 Legal Agreement.

8. REPORTS FROM MEMBERS. None.

The meeting closed at 7.27pm.