

Smith, Lara

From: Hall, Stephanie
Sent: 15 January 2016 21:12
To: Smith, Lara
Subject: Enclosure 5 - letter - Touchwood

From: David Patterson [david.r.patterson@btinternet.com]
Sent: Monday, November 09, 2015 08:42 PM GMT Standard Time
To: Councillor Bob Sleight (Solihull MBC); Councillor Ian Courts (Solihull MBC); Councillor Tony Diccico (Solihull MBC); Councillor Karen Grinsell (Solihull MBC); Councillor Robert Hulland (Solihull MBC); Councillor Ken Meeson (Solihull MBC); Councillor Ted Richards (Solihull MBC); Councillor Joe Tildesley (Solihull MBC); Councillor James Burn (Solihull MBC); Councillor Debra Evans (Solihull MBC); Councillor John Windmill (Solihull MBC)
Cc: greg.clark@communities.gsi.gov.uk; brandon.lewis@communities.gsi.gov.uk; chief.executive@historicengland.org.uk; nicholas.molyneux@HistoricEngland.org.uk; julian.knight.mp@parliament.uk; info@sbconservatives.co.uk; Page, Nick (Chief Executive's Office); Carpenter, James (Places Directorate - Solihull MBC); Sands
Subject: Letter to Cabinet members of Solihull MBC re Touchwood Extension

Copied to:

The Rt.Hon. Greg Clark MP, Secretary of State for Communities and Local Government
Mr Brandon Lewis MP, Minister of State for Housing and Planning
Mr Duncan Wilson, Chief Executive, Historic England
Mr Nicholas Molyneux, Principal Inspector, Historic England
Mr Julian Knight MP
Mr Nick Page Chief Executive Officer, Solihull MBC
Mr James Carpenter, Head of Development & Regulatory Management, Solihull MBC
Solihull MBC Councillors (separate email)

Gentlemen – we would respectfully request your closest attention to the letter below and for you to take appropriate action. It is a matter of urgency.

to all Members of the Solihull MBC Cabinet re Touchwood Applications

1. From letters sent out on 5th November to all those in directly affected addresses, we understand that the Cabinet Committee will be asked at their next meeting on Thursday 12th November to approve Compulsory Purchase Orders on all relevant properties on the basis of the Applications approved at the Planning Committee meeting on 4th November
2. At that Committee meeting on 4th November approval was recommended of Item 12 on the Agenda - Planning Application PL/2015/51464/MAJFOT, regarding the extension to Touchwood. We believe that correct procedures were not followed and were partly based on incorrect information.
3. The report submitted to the Planning Committee by the Planning Officer summarises "Consultation Responses". Of these, two are inaccurate -
 - i. It states "**Conservation Advisory Committee : Concern Raised**". This is not true, the minutes of their meeting of 24/9/15 read "The Conservation Advisory Committee **recommended refusal** of the above four applications to the Planning Committee".

ii. It states "**Historic England** : No objection in principle". This is not accurate, Historic England's Nicholas Molyneux's letter of response states that "Historic England is of the view that the scheme causes **some harm** to the significance of the Conservation Area and the other heritage assets, particularly the parish church". "The scheme cannot be said to 'preserve or enhance' the Conservation Area". Their Recommendation reads: "Your authority's determination of the planning application should be deferred until the design issues have been addressed in order to reduce the harm to the historic environment".

4. At its meeting on the 4th November the Planning Committee and its Chairman paid little regard to the 343 letters of Objection, to the 79 names on Petitions and to the 880 signed pro-formas (this latter being announced and made public for the first time at the start of the meeting). In addition, the principal design faults of the plans were scarcely mentioned.
5. Lend Lease claim these proposals have widespread approval. FACT – over 800 people attended the public consultation - only 191 people from the 270 questionnaires were in favour (71%). 191 out of the population of Solihull ! The questionnaire raised no questions about the environmental impact or the scale of the development and cannot therefore be used as evidence of residents' approval to the scheme in the context of planning issues.
6. At the end of the discussion in which serious objections were raised, two committee members requested that further discussion of this application be deferred. Surely this should have been put to a vote amongst the committee members as an amendment?
 - Another member said 'We should not have a deferment as it might lead to an enquiry by an unknown person from Bristol with no knowledge of the area and we might lose'. A strange argument!
 - The Chairman indicated that 'Some tweaking could be done by the Planning Department' but the nature of this was not made clear. With no further ado he put the Substantive Motion before the Committee and the motion was passed 5 votes to 4.
7. In addition we note that the Solihull MBC website reads - "*Solihull Metropolitan Borough Council is now webcasting Full Council, Cabinet and Planning Committee meetings as well as other meetings of wide public interest.*" As of Tuesday 3rd November the webcast page listed the Planning Meeting at 6pm on 4th November as one which would be available to watch live as a webcast. On Wednesday 4th November, this option had been removed with no comment or explanation.

We request your urgent attention to these matters, in particular the fact that the report to the Planning Committee was inaccurate with regard to responses from two key Consultees and that the Chairman's disregard of a requested amendment was not in accordance with correct procedure.

Yours sincerely

David Patterson	106a Widney Manor Road, B91 3JJ	0121 705 5870
Elizabeth Sands	4 Hertford Way, B93 0PD	01564 732238

Footnote

- No proper consideration has been given to access by the Fire Brigade as there will be no rear access to the listed timber-framed buildings. Their Consultation Response is reported as 'No objection'.

- No reference has been made to potential damage to the fabric and foundations of the ancient buildings which could suffer severely during adjacent demolition.

Attachment

Diagram illustrating those buildings which would be demolished and the scale of the extension proposed by Lend Lease.

DISCLAIMER:

'This e-mail and files transmitted with it are confidential. If you are not the intended recipient, please notify the sender immediately and delete the message. Any views or opinions presented are solely those of the author and do not necessarily represent those of Solihull Council unless explicitly stated otherwise. Solihull Council may monitor the contents of e-mail sent and received via its network for the purposes of ensuring compliance with its policies and procedures. The contents of e-mails may have to be disclosed to third parties following a request under legislation such as the Data Protection Act 1998 or the Freedom of Information Act 2000.'

This email and any attachments are confidential and may also contain copyright material of the Lend Lease Group. If you are not the intended recipient, please notify us immediately and delete all copies of this message. You must not copy, use, disclose, distribute or rely on the information contained in it. Copying or use of this communication or information in it is strictly prohibited and may be unlawful. Contracts cannot be concluded with the Lend Lease Group nor service effected by email. None of the staff of the Lend Lease Group are authorised to enter into contracts on behalf of any member of the Lend Lease Group in this manner. The fact that this communication is in electronic form does not constitute our consent to conduct transactions by electronic means or to use or accept electronic records or electronic signatures. Confidentiality and legal privilege attached to this communication are not waived or lost by reason of mistaken delivery to you. Lend Lease does not guarantee that this email or the attachment(s) are unaffected by computer virus, corruption or other defects and accepts no liability for any damage caused by this email or its attachments due to viruses, interception, corruption or unauthorised access. Lend Lease Group may monitor email traffic data and also the content of email for the purposes of security and staff training. Please note that our servers may not be located in your country. A list of Lend Lease Group entities can be found [here](#).