

# CHARLTON PARISH COUNCIL

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## Minutes of The Planning meeting 27<sup>th</sup> January 2026 at 7pm in

### The Old School Room Charlton

**PRESENT** Cllr Roger Davies Chairman Planning Committee, Cllr Richard Bentley Chairman, Cllr Helen Hill, Cllr Richard Wallis.

**Public Session** No members of The Public present

#### **W/26/00152/FUL Merry Brook Equestrian Centre**

Charlton Parish Council would comment that there is insufficient information to enable them to comment and come to a reasoned decision of support or objection on this planning application.

The Council would recommend that further information be obtained from the applicant clarifying the rationale behind the application. In particular we do not understand why the building requires so many entrances.

#### **W/25/01747/FUL land at (OS 0224574) Ryden lane Charlton**

Parish Council wish to object. The application site is located in the open countryside where sustainable travel choices are limited. Residents would be highly reliant on the motor vehicles to get to and from the site. Furthermore, as the site is poorly related to local services, this would increase the need for journeys to be made by the private motor vehicle. As such the proposal would not be sustainable in terms of location and is contrary to Policies SWDP1, SWDP2, and SWDP4 of the South Worcestershire Development Plan and the provisions of the National Planning Policy Framework, Chapter 9, that require development to minimise the demand for travel and offer genuinely sustainable travel choices. The site is classified as agricultural, and outside The Village Development Plan. The Council feels that the development is a lot larger in comparison to nearby properties. The Council acknowledges the planting of trees to shelter the properties in Ryden Lane, but feel that these will take a long time to grow, and once they have grown to full height they could overshadow the gardens of these houses. It should be noted that the site is classified as “protect and restore” under SWDP. It should also be noted that the new flood maps show that part of the site is classified as high risk of surface water flooding