

NORTH WARWICKSHIRE BOROUGH COUNCIL

MINUTES OF THE PLANNING AND DEVELOPMENT BOARD

9 May 2022

Present: Councillor Simpson in the Chair

Councillors Bell, T Clews, Dirveiks, Gosling, Hancocks, Hayfield, D Humphreys, Jarvis, Jordan, Moss, Morson, Parsons, H Phillips and Reilly

Apologies for absence were sent by Councillor Rose however, since this arrived after the meeting had commenced the Chairman was not aware.

Councillors D Clews and M Humphreys were also in attendance and with the consent of the Chairman Councillor D Clews spoke on Minute No 3e (Application No PAP/2021/0155 - Peel House, 79 Witherley Road, Atherstone).

1 **Disclosable Pecuniary and Non-Pecuniary Interests**

None were declared at the meeting.

2 **Minutes**

The minutes of the meeting of the Planning and Development Board held on 11 April 2022, copies having been previously circulated, were approved as a correct record and signed by the Chairman.

3 **Planning Applications**

The Head of Development Control submitted a report for the consideration of the Board.

Resolved:

Note: due to the number of members of the public who had attended in relation to application PAP/2021/0155 (item e. below) the Chairman proposed and the Board agreed to consider that item first.

- a **That in respect of Application No PAP/2021/0687 (89-91 Main Road, Austrey) it was resolved that;**

- i The applicant be advised that the Council is minded to refuse planning permission for the reasons given in the report of the Head of Development Control and that as a consequence it is considered that it is expedient to issue an Enforcement Notice requiring reversion of the use of the pool to that defined by the original condition number 4.**
- ii The applicant be invited to review the proposal through reducing the use of the pool and to consider an alternative means of access.**
- iii In doing so, the applicant be advised that it is essential to provide satisfactory technical evidence to show to the Council's satisfaction that that reduced use is acceptable in highway terms.**
- iv The applicant provides robust evidence to show that the improvements to the access as agreed by the 2021 appeal decision have been completed in full, to the written satisfaction of the Local Planning Authority.**
- v The Board be notified of progress on these matters.**

[Speaker: Teresa Hames]

- b That Application No PAP/2021/0695 (Highfield Farm, Farthing Lane, Curdworth) be deferred for a site visit and further discussion with the applicant on matters raised by the board;**

[Speakers: Justin Belgeonne and Dr Chaudhry]

- c That Application No PAP/2022/0124 (12 Austrey Lane, Newton Regis) be granted subject to the conditions set out in the report of the Head of Development Control;**

[Speaker: Barrie Hope]

- d That in respect of Application Nos PAP/2021/0261 and PAP/2021/0265 (The Homestead, 82 Main Road, Austrey) the Board continues to be updated on the heritage and planning matters at this site when new information is provided, and that a subsequent report be brought to the Board outlining all new representations received following a further round of consultation on the submission of further supporting documents and plans and that a further meeting of the Planning Sub-Committee be arranged to discuss the case;**

- e That Application No PAP/2021/0155 (Peel House, 79 Witherley Road, Atherstone) be deferred for a site visit and to receive any further information on the significance of the historic wall within the application site;

[Speakers: Leigh Everitt and Ian Ritchie]

- f That Application No PAP/2020/0246 (Land Adjacent 15 Curlew Close, Warton) be deferred so that additional information can be provided to the Board;

[Speakers: Linda Roberts and Mike Baggett]

- g That Application No PAP/2021/0239 (Land Between 3 and 17 Meadow Gardens, Baddesley Ensor) be granted subject to the conditions set out in the report of the Head of Development Control but that condition 13 be amended as follows;

Notwithstanding the plans hereby approved, prior to the construction of a boundary wall, fence or gate, details of the position, appearance and materials of such boundary treatments shall be submitted to and approved by the Local Planning Authority. In particular full details, structural calculations and specifications for a retaining feature to be required along the site boundary with number 3 Meadow Gardens shall be submitted as part of the discharge of this condition. The boundary treatments as well as the retaining feature shall be completed in accordance with the approved details before the respective dwelling to which they serve are first occupied or in accordance with a timetable which shall first have been submitted to and approved in writing by the Local Planning Authority.

[Speaker: Mark Ashford]

4 Exclusion of the Public and Press

Resolved:

That under Section 100A(4) of the Local Government Act 1972, the public and press be excluded from the meeting for the following item of business, on the grounds that it involves the likely disclosure of exempt information as defined by Schedule 12A to the Act.

5 **Enforcement Action**

The Head of Development Control brought the Board up to date in respect of a number of alleged breaches of planning control on land as detailed in his report and recommended a number of actions as a consequence.

Resolved:

That the actions set out in the report of the Head of Development Control be approved.

Councillor Simpson
Chairman