

NORTH WARWICKSHIRE BOROUGH COUNCIL

MINUTES OF THE PLANNING AND DEVELOPMENT BOARD

9 October 2023

Present: Councillor Simpson in the Chair

Councillors Barnett, Bates, Bell, Chapman, Dirveiks, Fowler, Hayfield, Hobley, Humphreys, Jarvis, Parsons, Reilly, Ridley, Turley and Whapples

Apologies for absence were received from Councillor Gosling (Substitute Councillor Barnett), H Phillips (Substitute Councillor Turley) and Ririe (Substitute Whapples)

38 **Disclosable Pecuniary and Non-Pecuniary Interests**

Councillor Turley declared a non-pecuniary interest in Minute No 42d and took no part in the discussion or voting thereon.

Councillor Fowler declared a non-pecuniary interest in Minute No 42f, due to the proximity of his home, and took no part in the discussion or voting thereon.

39 **Minutes**

The minutes of the meeting of the Planning and Development Board held on 4 September 2023, copies having previously been circulated, were approved as a correct record, and signed by the Chairman.

40 **Nuneaton and Bedworth Borough Local Plan Regulation 19 Consultation**

The Chief Executive informed the Board of a consultation by Nuneaton and Bedworth Borough Council on the Regulation 19 version of a new Local Plan.

Resolved:

That the Board object to the plan and that Members meet with Members from the Nuneaton and Bedworth Borough Council. Following this meeting, the final response to Nuneaton and Bedworth Borough Council's consultation on a Regulation 19 version of a new Local Plan be delegated to the Chief Executive.

41 **Submission of Nether Whitacre Neighbourhood Plan for Referendum**

The Chief Executive informed Members of the progress of the Nether Whitacre Neighbourhood Plan and sought approval for a formal referendum to take place, in accordance with Regulation 16 of the Neighbourhood Planning (General) Regulations 2012.

Resolved:

That the Nether Whitacre Neighbourhood Plan (as amended) be taken forward to referendum.

42 Planning Applications

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

Resolved:

- a That Application No CON/2023/0019 (Land off Caldecote Lane, Caldecote) be deferred in order to consider additional reports that had been received;**
- b That Application No PAP/2023/0191 - (The Willows, Tamworth Road, Cliff, Kingsbury, B78 2DS) be refused for the following reason:**

“The site is in the Green Belt. It is considered that the proposal amounts to inappropriate development as it fails to preserve the openness of the Green Belt and it conflicts with the purposes of including land within it. In this case this is because of the additional pitch together with the amount of earth bunding on the site. This spatially and visually does not preserve the openness of the Green Belt and causes significant actual harm. The works also do not accord with Policies LP10 and LP14 of the North Warwickshire Local Plan 2021 as they are not assimilated into the surroundings and landscape, or do they conserve or enhance the landscape character. The circumstances put forward by the applicant do not clearly outweigh this cumulative level of harm because of the scale of the overall development proposed. The proposal is not in accord with Policies LP3, LP10 and LP14 of the North Warwickshire Local Plan 2021 as supplemented by the National Planning Policy Framework 2023”;

[Speaker: Alex Bruce]

- c That Application Nos PAP/2022/0261 and PAP/2022/0260 (92 Coleshill Road, Harsthill, Nuneaton) be granted subject to the conditions set out in the report of the Head of Development Control;**
- d That Application No PAP/2023/0076 (Arden Livery and Menage, Tippers Hill Lane, Fillongley, CV7 8DJ) be granted subject to the conditions set out in Appendix A to the report of the Head of Development Control;**

[Speaker: Joy Langley]

- e That Application No PAP/2019/0473 (The Paddocks, Church Lane, Corley, Coventry, CV7 8AZ) be deferred for further discussion with the applicant;
- f That in respect of Application No DOC/2023/0040 (Trajan Hill Spinney, Trajan Hill, Coleshill) condition 9, 10 and 11 be discharged.

[Speaker: Chris Timmins]

43 **Budgetary Control Report 2023/24 Period Ended 31 August 2023**

The Corporate Director – Resources reported on the revenue expenditure and income for the period from 1 April 2023 to 31 August 2023. The 2023/2024 budget and the actual position for the period, compared with the estimate at that date, were given, together with an estimate of the outturn position for services report to the Board.

Resolved:

That the report be noted.

44 **Woodland Tree Preservation Order Land at Well Spring Clump, Carlyon Industrial Estate, Atherstone**

Following the receipt of an objection, the Head of Development Control asked the Board to confirm a Tree Preservation Order made in April for the protection of trees at Well Spring Clump, Carlyon Industrial Estate, Atherstone.

Resolved:

That, following consideration of the representations received, the Tree Preservation Order in respect of a woodland at Well Spring Clump on the Carlyon Industrial Estate in Atherstone, be confirmed.

45 **Tree Preservation Order – Land West of Water Orton**

The Head of Development Control sought confirmation of a Tree Preservation Order placed on 15 trees located on land situated on the western side of Water Orton. The Order came into force on 28 August 2023 and lasted six months until 28 October 2023.

Resolved:

That the Tree Preservation Order for the protection of 15 trees on land to the west side of Water Orton be confirmed.

46 **Appeal Update**

The Head of Development Control brought Members up to date with a recent appeal decision.

Resolved:

That the report be noted.

M Simpson
Chairman