

NORTH WARWICKSHIRE BOROUGH COUNCIL

MINUTES OF THE PLANNING AND DEVELOPMENT BOARD

9 January 2023

Present: Councillor Simpson in the Chair

Councillors Bell, Dirveiks, Gosling, Hancocks, D Humphreys, M Humphreys, Jordan, Parsons, H Phillips and Reilly.

Apologies for absence were received from Councillors T Clews, Hayfield, Jarvis (Substitute M Humphreys), Morson and Moss.

61 **Disclosable Pecuniary and Non-Pecuniary Interests**

Councillor Reilly declared a Pecuniary interest in Minute No 66 (Submission of Dordon Neighbourhood Plan for Public Consultation) by reason of being Clerk to Dordon Parish Council and took no part in the discussion or voting thereon.

62 **Minutes**

The minutes of the meeting of the Planning and Development Board held on 5 December 2022, copies having been previously circulated, were approved as a correct record and signed by the Chairman.

63 **Immediate Effect Article 4 Direction**

The Chief Executive sought the Board's approval to make an Article 4 Direction that will remove current Permitted Development Rights for demolition impacting two buildings within the settlement of Water Orton, namely: the former Primary School and Water Orton Train Station. This action is in response to public feedback made during recent consultations regarding heritage assets in the village and also ongoing risks to the structures arising from proposed development.

Resolved:

- a That the making of the Article 4 Direction, set out in Appendix A, attached to the report of the Chief Executive, be approved with immediate effect;**
- b That a consultation process for the Article 4 Direction be agreed; and**
- c That a review of the Direction prior to its six months expiry date be agreed.**

64 **Provision of Waste and Bin Storage Facilities for New Developments Supplementary Planning Document (SPD)**

The Chief Executive informed Members of updates to the Provision of Waste and Bin Storage Facilities for New Developments SPD and sought its approval as a Supplementary Planning Document to inform planning decisions.

Resolved:

That the Provision of Waste and Bin Storage Facilities for New Developments Supplementary Planning Document (SPD) with amendments be adopted.

65 **Supplementary Planning Document (SPD) “Planning Obligations for Open Space, Sport and Recreation” and Associated Calculator Documents**

The Chief Executive informed Members of updates to the November 2017 ‘Planning Obligations for Open Space, Sport and Recreation’ and associated Calculator Documents and sought approval for the documents to be adopted as a Supplementary Planning Document to inform planning decisions.

Resolved:

That the SPD “Planning Obligations for Open Space, Sport and Recreation” and Associated Calculator Documents with amendments be adopted.

66 **Submission of Dordon Neighbourhood Plan for Public Consultation**

The Chief Executive informed Members of the submission of the Dordon Neighbourhood Plan and sought approval to go out for a formal consultation in accordance with section 16 of the Neighbourhood Planning (General) Regulations 2012.

Resolved:

That the Dordon Neighbourhood Plan be circulated for a six week public consultation subject to submission of all documents prior to the start of the consultation.

67 **Planning Applications**

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

Resolved:

- a **That Application No PAP/2022/0455 (The Folly, Sykes Barns, Church Lane, Corley, Coventry, CV7 8BA) be granted, subject**

to the conditions set out in the report of the Head of Development Control;

- b That Application No PAP/2022/0577 (Rosne, Sandy Lane, Fillongley, Coventry, CV7 8DD) be granted, subject to the conditions set out in the report of the Head of Development Control and that authority be given to the Head of Legal Services to withdraw the Enforcement Notice relating to this matter from the Register;**
- c That in respect of Application No's PAP/2021/0261 and 0265 (The Homestead, 82 Main Road, Austrey, CV9 3EG)**
 - i) The Parish Council be re-consulted upon receipt of the final report from Historic England;**
 - ii) Subject to there being no objection from the Parish Council, or that its concerns cannot be dealt with by planning conditions, the Board agrees in principle to approve both applications; and**
 - ii) The final wording of conditions is delegated to officers in consultation with the Chairman and Opposition Spokesperson. However, one such condition will be to commence work within a twelve-month period rather than the normal three year period.**
- d That Application No PAP/2020/0638 (Homestead, Wishaw Lane, Middleton, B78 2AX) be granted, subject to the conditions set out in the report of the Head of Development Control;**
- e That Application No PAP/2022/0508 (6, Boulters Lane, Wood End, Atherstone, CV9 2QE) be granted, subject to the conditions set out in the report of the Head of Development Control but that the applicant be requested to consider what can be done regarding the fence and the flow of natural light;**
- f That Application No PAP/2022/0373 (23, Dordon Road, Dordon, Tamworth, B78 1QW) be granted in respect of the amended plan as submitted, subject to the conditions set out in the report of the Head of Development Control;**

68 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.

69 **Confidential Extract of the Minutes of the Planning and Development Board held on 5 December 2022**

The confidential extract of the minutes of the Planning and Development Board held on 5 December 2022, copies having been previously circulated, were approved as a correct record and signed by the Chairman.

Councillor Simpson
Chairman