

NORTH WARWICKSHIRE BOROUGH COUNCIL

MINUTES OF THE PLANNING AND DEVELOPMENT BOARD

5 December 2022

Present: Councillor Reilly in the Chair

Councillors Bell, T Clews, Dirveiks, Hancocks, Hayfield, D Humphreys, M Humphreys, Jarvis, Morson, Parsons, H Phillips and Rose.

Apologies for absence were received from Councillors Gosling, Simpson (Substitute M Humphreys), Jordan and Moss.

50 **Disclosable Pecuniary and Non-Pecuniary Interests**

Councillor Parsons declared a Non-Pecuniary interest in Minute No 54b (Application No PAP/2021.0238 – Polesworth Working Men’s Club, High Street, Polesworth) by reason of being a Director of the CIC for the Nunnery Gatehouse.

51 **Minutes**

The minutes of the meeting of the Planning and Development Board held on 31 October 2022, copies having been previously circulated, were approved as a correct record and signed by the Chairman.

52 **Local List of Heritage Assets**

The Chief Executive sought the Board’s approval to amend the selection criteria and consultation process associated with preparing a local list of non-designated heritage assets in North Warwickshire.

Resolved:

- a That the amended selection criteria (Appendix A) and nomination form (Appendix B), attached to the report of the Chief Executive, be approved; and**
- b That amendments to the consultation process for the confirmation of nominations, which includes an ongoing establishment of the list rather than a time limited call for nominations, be approved.**

53 Budgetary Control Report 2022/23 Period Ended 31 October 2022

The Corporate Director – Resources reported on revenue expenditure and income for the period from 1 April 2022 to 31 October 2022. The 2022/2023 budget and the actual position for the period, compared with the estimate at that date, were given, together with an estimate of the out-turn position for services reporting to this Board.

Resolved:

That the report be noted.

54 Planning Applications

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

Resolved:

- a That Application No PAP/2022/0508 (6 Boulters Lane, Wood End, CV9 2QE) be deferred for a site visit;**
- b That Application No PAP/2021/0238 (Polesworth Working Men’s Club, High Street, Polesworth, B78 1DX) be deferred for a site visit;**
- c That Application No PAP/2022/0544 (Land South of Astley Lane, Bedworth) be deferred for a site visit;**
- d That Application No PAP/2022/0353 (Heath House, 27 Birmingham Road, Whitacre Heath, B46 2ET) be refused for the following reason:**

“It is considered that the proposal would not accord with Policy LP29(9) of the North Warwickshire Local Plan 2021. This is because of the potential for the scale of the use to cause disturbance through noise and increased human and vehicular activity within a wholly residential area. This concern is based on the evidence submitted from the local community which has previously experienced adverse impacts of this use at these premises.”
- e That Application No PAP/2022/0105 (Land South of The Croft, Hoggrills End Lane, Nether Whitacre) be granted, subject to the conditions set out in the report of the Head of Development Control;**

- f That Application No PAP/2021/0428 (4, Square Lane, Corley, CV7 8AX) be granted, subject to the conditions set out in the report of the Head of Development Control;
- g That Application No PAP/2022/0330 (Lake House, Bakehouse Lane, Nether Whitacre, Coleshill, B46 2EB) be granted, subject to the conditions set out in the report of the Head of Development Control;
- h That Application No PAP/2022/0373 (23, Dordon Road, Dordon, Tamworth, B78 1QW) be deferred for a site visit; and
- i That in respect of Application No PAP/2022/0204 (Land South of Dairy House Farm, Spon Lane, Grendon) –
 - a That the Board is not minded to support the proposed variations to the bunds at the present time and it seeks a meeting with the applicant in order to discuss the content of the existing bunds and their proposed height, as well as waiting for the advice of the Lead Local Flood Authority in respect of the drainage arising from the western bund – known as Bund A in the application;
 - b That if necessary, the meeting with the applicant, as detailed in (a) above be taken onto site; and
 - c That the matter is referred back to the Board upon completion of that meeting and receipt of that advice.

55 Tree Preservation Order – 108 Coventry Road, Coleshill

The Head of Development Control reported to the Board that a temporary Tree Preservation Order was placed on an Oak Tree at 108 Coventry Road, Coleshill. It came into force on 8 August 2022 and would last six months (until 8 February 2023) and sought confirmation of the protection of the tree.

Resolved:

That the Tree Preservation Order for the Oak Tree located at 108 Coventry Road, Coleshill be confirmed.

56 Tree Preservation Order - Land At 117-135 Grendon Road, Polesworth

The Head of Development Control sought to make the Tree Preservation Order that had been placed on six trees on land between 117 and 137 Grendon Road, Polesworth permanent. It came into force on 5 July 2022 and lasted six months (until 5 January 2023).

Resolved:

That the Tree Preservation Order for the protection of 6 oak trees on land between 117 and 137 Grendon Road, Polesworth be confirmed.

57 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 items of business, on the grounds that they involve the likely disclosure of exempt information as defined by Schedule 12A to the Act.

58 Tree Preservation Order - Coleshill

The Head of Development Control sought authority for the protection of trees through the making of Orders.

Resolved:

That the making of a Tree Preservation Order in respect of the trees in Coleshill, as identified in the report of the Head of Development Control, be authorised.

59 Tree Preservation Order - Austrey

The Head of Development Control sought authority for the protection of trees through the making of Orders.

Resolved:

That the making of a Tree Preservation Order in respect of the trees in Austrey, as identified in the report of the Head of Development Control, be authorised.

60 **Confidential Extract of the Minutes of the Planning and Development Board held on 31 October 2022**

The confidential extract of the minutes of the Planning and Development Board held on 31 October 2022, copies having been previously circulated, were approved as a correct record and signed by the Chairman.

Chairman