

MINUTES OF PLANNING COMMITTEE

27TH APRIL 2011

PRESENT:

Councillors Gillias (Chairman), Butlin, Cranham, Day, Lane, Lewis, Kirby, Mrs Parker, Ms Robbins, Roberts and Sandison.

98. MINUTES

The minutes of the meeting held on 6th April 2011 were approved and signed by the Chairman.

99. APOLOGIES

An apology for absence from the meeting was received from Councillor Whistance.

100. DECLARATIONS OF INTEREST

Item 4 of Part 1 – J Sainsbury's, 385 Dunchurch Road, Rugby – Councillor Lewis (personal interest as defined by the Council's Code of Conduct for Councillors by virtue of the manager of the Sainsbury's store being known to him in relation to recycling issues).

Item 4 of Part 1 – Bilton Evangelical Church, 27 Main Street, Bilton – Councillor Mrs Parker (personal interest as defined by the Council's Code of Conduct for Councillors by virtue of being a Ward Councillor for the area and having received telephone calls from the applicant).

Item 4 of Part 1 – Land adjacent to Manor Farm Works Unit, Sawbridge Road, Willoughby – Councillor Butlin (prejudicial interest as defined by the Council's Code of Conduct for Councillors by virtue of the applicant being well known to him).

Councillor Butlin left the meeting during the item in which he had declared an interest and took no part in the voting and discussion thereon.

101. APPLICATIONS FOR CONSIDERATION

The Committee considered the report of the Head of Planning and Culture (Part 1 – agenda item 4).

All the representations received prior to the preparation of the agenda and considered by the Committee were referred to in the individual reports.

Subsequent representations also considered by the Committee related to the following applications.

(a) Parish Councils

None

(b) Third Parties

R10/1408 – 17 neighbour letters of support and 1 e-mail of support from Councillor Warwick.

RESOLVED THAT – the Head of Planning and Culture be authorised to issue decision notices as indicated in relation to the applications below.

- (a) demolition of existing building(s) and construction of a dwelling at Field View, Main Street, Withybrook (R10/1408) – the Head of Planning and Culture be authorised to refuse planning permission for the reasons stated in the report.
- (b) waiver of conditions 5 and 6 of planning permission R79/0874/10959/P and condition 4 of planning permission R92/0801/10959/P to allow the playing of amplified music and the removal of a restriction on operating hours at Bilton Evangelical Church, 27 Main Street, Bilton, Rugby – the Head of Planning and Culture be authorised to grant the waiver of conditions be approved as detailed in the report.
- (c) variation of conditions 2 (Plans) and 8 (hours of use) as well as deletion of condition 7 (noise survey) of planning permission 963 dated 17th August 2010 at J Sainsbury's, 385 Dunchurch Road, Rugby (R10/2278) – the Head of Planning and Culture be authorised to authorise the variation and deletion of conditions as detailed in the report subject to two additional conditions being inserted to read:

“Before the development hereby permitted commences a plan showing the location of the plant building for the car wash as well as screening around said plant building, shall be submitted to and approved in writing by the Local Planning Authority. The development shall then be carried out in accordance with the agreed details”; and

”Before the development hereby permitted commences a landscaping scheme showing planting, on land within the applicant's ownership on the site as a whole, to replace that removed as a result of the development shall be submitted to and approved in writing by the Local Planning Authority. The agreed details shall then be implemented in the first planting season following completion of the development. If during a period of 5 years from the date of planting any tree/shrub/hedgerow is removed, uprooted, destroyed or dies (or in the opinion of the Local Planning Authority seriously damaged or defective) another tree/shrub/hedgerow of the same species and size originally planted shall be planted at the same place unless the Local Planning Authority gives its written consent to any variation.”

- (d) change of use of agricultural land to land within curtilage of Satellite Mediaport Services site and installation of 3 no. satellite antennas consisting of 13.1 metre diameter antenna, a 9.3 metre diameter antenna and a 6.3 metre diameter antenna at Satellite Media Systems, Lawford Heath Lane, Rugby (R10/2284) – the Head of Planning and Culture be authorised to grant planning permission subject to the conditions in the report.
- (e) erection of an agricultural workers unit at land adjacent to Manor Farm Works Unit, Sawbridge Road, Willoughby (R10/0884) – the Head of Planning and Culture be authorised to grant planning permission subject to the conditions in the report.

102. TREE PRESERVATION ORDER NO. 343

The Committee considered the report of the Head of Planning and Culture (Part 1 – agenda item 5) concerning a Tree Preservation Order in relation to trees at the Rugby Gateway Phases R1 and R2, Leicester Road, Rugby.

RESOLVED THAT – Tree Preservation Order No. 343 be confirmed without modification to the original schedule.

103. PLANNING APPEALS UPDATE

The Committee considered the report of the Head of Planning and Culture (Part 1 – agenda item 6) concerning progress on planning appeals during 1st January to 31st March 2011.

RESOLVED THAT – the report be noted.

104. ADVANCE NOTICE OF SITE VISITS FOR PLANNING APPLICATIONS

The Committee considered advance notice of site visits submitted at the meeting.

RESOLVED THAT – no further site visits be held prior to the next meeting of the Committee.

105. DELEGATED DECISIONS – 25TH MARCH 2011 TO 14TH APRIL 2011

The Committee considered the report of the Head of Planning and Culture (Part 1 – agenda item 8) concerning decisions taken by him during the above period.

RESOLVED THAT – the report be noted.

106. MOTION TO EXCLUDE THE PUBLIC UNDER SECTION 100(A)(4) OF THE LOCAL GOVERNMENT ACT 1972

RESOLVED THAT - under Section 100(A)(4) of the Local Government Act 1972 the public be excluded from the meeting for the following items on the grounds that it involves the likely disclosure of information defined in paragraphs 2 and 6 of Schedule 12A of the Act and that in all of the circumstances of the case, the public interest in maintaining the exemption outweighs the public interest in disclosing the information.

107. ENFORCEMENT

The Committee considered the private report of the Head of Planning and Culture (Part 2 –agenda item 1) concerning progress on enforcement activities.

RESOLVED THAT – the report be approved.

108. VOTE OF THANKS TO CHAIRMAN

RESOLVED THAT – the Committee places on record its appreciation of the work undertaken by Councillor Gillias in his capacity as Chairman of the Committee during the 2010/11 municipal year.

CHAIRMAN