

MINUTES OF PLANNING COMMITTEE

25TH APRIL 2012

PRESENT:

Councillors Gillias (Chairman), Cranham, Day, Kirby, Ms Robbins, Sandison, Spiers, Whistance and D Williams.

97. MINUTES

The minutes of the meeting held on 4th April 2012 were approved and signed by the Chairman.

98. APOLOGIES

Apologies for absence from the meeting were received from Councillors Allen, Lewis and Roberts.

99. DECLARATIONS OF INTEREST

Item 4 of Part 1 – Station Farm Cottage, London Road, Dunchurch, CV23 9LP (R12/0320) – Councillor Gillias (personal interest as defined by the Council's Code of Conduct for Councillors by virtue of the applicant being a Councillor).

Item 4 of Part 1 – Eleven Arches Viaduct, Leicester Road, Rugby (R12/0380) – Councillor Ms Robbins (personal interest as defined by the Council's Code of Conduct for Councillors by virtue of being a member of a steering group connected to the application use).

Item 4 of Part 1 – The Queen's Diamond Jubilee Centre (Rugby Leisure Centre), Bruce Williams Way, Rugby (R12/0396) – Councillor Sandison (personal interest as defined by the Council's Code of Conduct for Councillors by virtue of being a Ward Councillor).

Item 4 of Part 1 - Station Farm Cottage, London Road, Dunchurch, CV23 9LP (R12/0320) – Councillor Spiers (prejudicial interest as defined by the Council's Code of Conduct for Councillors by virtue of visiting the buildings at the site many times).

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

100. 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

R11/0239, an additional letter had been received from Leicestershire County Council Highways requesting conditions and informatives. A further letter of objection was received from Hinckley and Bosworth Borough Council and was read out at the meeting.

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

- (a) proposed single storey oak framed garages and single storey extension to barn (to replace the log cabin) and minor modifications to elevational treatment including proposed oak-framed porch and additional internal boundary walls at Station Farm Cottage, London Road, Dunchurch, CV23 9LP (R12/0320) – the Head of Planning and Culture be authorised to grant planning permission subject to the conditions in the report.
- (b) revised application for the demolition of existing leisure centre and erection of new leisure centre, including enlarged sports hall, café, parking, ancillary facilities, external works and temporary car park at The Queen’s Diamond Jubilee Centre (Rugby Leisure Centre), Bruce Williams Way, Rugby (R12/0396) – the Head of Planning and Culture be authorised to grant planning permission subject to the conditions in the report.
- (c) outline application for a mixed use development comprising Class B1 (Business), Class C1 (Hotel Development) incorporating Class A3 (Restaurant), Class D2 (Assembly and Leisure) with associated car parking and landscaping at land at Stretton Croft, Watling Street, Wolvey (R11/0239) – the Head of Planning and Culture be given delegated powers to approve the application, with conditions, subject to the referral to the Secretary of State and the completion of a Section 106 legal agreement, together with the following additional conditions:

CONDITION: 31

No development shall commence unless and until a scheme of improvements to Wolvey Road north and south of the A5 has been submitted to and agreed in writing by Leicestershire County Council as Local Highway Authority. The scheme so agreed shall be implemented in full prior to first occupation of the development hereby approved.

CONDITION: 32

No development shall commence unless and until details of the routing of construction traffic have been submitted to and approved by the Local Planning Authority in consultation with the Highway Authority. During the period of construction, all traffic to and from the site shall use the agreed route at all times unless otherwise agreed in writing by the Local Planning Authority.

CONDITION: 33

For the period of the construction of the development, vehicle parking facilities shall be provided within the site and all vehicles associated with the development shall be parked within the site.

CONDITION: 34

The landscaping details required by condition 3 shall include a planted buffer zone between the built development and residential properties to the north of the site. This buffer zone shall be provided no later than the first planting season following first occupation of the development and shall be retained for the life of the development.

- (d) removal of condition 11 (agricultural occupancy condition) of planning permission R76/0294/6659/OP for the erection of an agricultural dwelling at Bush Hill Bungalow, Bush Hill Lane, Flecknoe (R11/0575) – the Head of Planning and Culture be authorised to grant planning permission subject to the conditions in the report together with condition 1 being amended to read, “The residential curtilage of the dwelling shall be that contained within the GREEN line as indicated on the plan submitted to and received by the Local Planning Authority on 20th April 2012.”
- (e) Listed Building Consent for provision of hard surfacing along the centre of the viaduct in order to provide a link to the established cycleway at Eleven Arches Viaduct, Leicester Road, Rugby (R12/0380) – the Head of Planning and Culture be authorised to grant Listed Building Consent subject to the conditions in the report.

101. PLANNING APPEALS UPDATE

The Committee considered the report of the Head of Planning and Culture (Part 1 – agenda item 5) concerning an update on planning appeals.

RESOLVED THAT – the report be noted.

102. ADVANCE NOTICE OF SITE VISITS FOR PLANNING APPLICATIONS

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

RESOLVED THAT – site visits be held at the following locations on a date and time to be agreed.

- (i) rear of 13-29 Crick Road, Rugby (2 applications – R12/0455 and R12/0638)
- (ii) Rugby Town Junior Football Club, Kilsby Lane, Rugby (R11/2381)
- (iii) Fields Farm, Woolscott. (R11/2228)

103. DELEGATED DECISIONS – 16TH MARCH 2012 TO 5TH APRIL 2012

The Committee considered the report of the Head of Planning and Culture (Part 1 – agenda item 7) concerning decisions taken by her during the above period.

RESOLVED THAT – the report be noted.

104. VOTE OF THANKS TO CHAIRMAN

RESOLVED THAT – the Committee places on record its appreciation of the work undertaken by Councillor A Gillias in his capacity as Chairman for the 2011/12 municipal year.

CHAIRMAN