

# MINUTES OF PLANNING COMMITTEE

5TH APRIL 2017

## PRESENT:

Councillors Mrs Simpson-Vince (Chairman), Mrs Avis, Mrs A'Barrow, Butlin, Cranham, Ms Edwards (substituting for Councillor Brown), Ellis, Gillias, Lewis, Sandison and Srivastava.

## 88. MINUTES

The minutes of the meeting held on 15th March 2017 were approved and signed by the Chairman.

## 89. APOLOGIES

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

## 90. DECLARATIONS OF INTEREST

Item 4 of Part 1 – Part of former college site, Lower Hillmorton Road, Rugby (R16/0096) – Councillor Sandison (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of being Ward Councillor).

Item 4 of Part 1 – Land at Mobbs Woods Farm, Brinklow Road, Coventry (R15/2505) – Councillor Gillias (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of undertaking work on the site in the past).

## 91. APPLICATIONS FOR CONSIDERATION

The Committee considered the report of the Head of Growth and Investment (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

Combe Fields Parish Council - need for a Practical Noise Assessment and not a Theoretical Assessment as submitted; if granted a temporary permission should be for 18 months and not 2 year.

### (b) Third Parties

None

**RESOLVED THAT** - the Head of Growth and Investment be authorised to issue decision notices as indicated in relation to the applications below.

- (a) proposed housing development consisting of 17 no. self contained dwellings for adults with learning disabilities, incorporating communal area, shared gardens, staff office, parking area and all associated works at part of former college site, Lower Hillmorton Road, Rugby (R16/0096) – Councillor Cranham moved and Councillor Ellis seconded that, subject to a variation to the Section 106 Agreement attached to planning permission R13/0124 to refer to the current application and properties within Use Class C3, the Head of Growth and Investment be given delegated powers to approve the application subject to the conditions in the report together with an additional informative being inserted to read, “Construction traffic is encouraged to use St Peters Road and Clifton Road during construction.”
- (b) proposed construction of 25 extra care dwellings (Class C2) and the erection of ground mounted solar panels (partial revised scheme to application 665) at Polo Field, Lime Tree Village, Cawston Lane, Dunchurch, CV22 7SE (R16/1910) – Councillor Cranham moved and Councillor Gillias seconded that, subject to the completion of a Section 106 legal agreement or an amendment to the existing Section 106 legal agreement to secure an off-site financial contribution towards libraries and affordable housing provision; restrictions on use class, age, minimum care package and selling; provision of private open space; travel plan; and a habitat species and landscape improvement and management plan; the application be approved subject to conditions and informatives.
- (c) change of use of land for use as a moto-cross practise track together with construction of a car parking area and associated landscaping including the creation of a bund at land at Mobbs Wood Farm, Brinklow Road, Coventry (R15/2505) – Councillor Cranham moved and Councillor Butlin seconded that the Head of Growth and Investment be authorised to grant temporary planning permission for a period of two years subject to the conditions in the report together with condition 2 being amended to read, “ This use hereby permitted shall be for a limited period of two year from the date of this decision. At the end of this period the use hereby permitted shall cease. The applicant shall submit details of site restoration to the Local Planning Authority within 6 months before the expiration of this planning permission. Such details shall include a timescale for site restoration.”
- (d) erection of 13 dwellings (substitution of house types on 14 plots (nos. 66-74 and 91-95) of planning permission R15/0540) at Williams Fields, land rear of Coventry Road, Cawston, Rugby (R16/2436) - Councillor Mrs A’Barrow moved and Councillor Cranham seconded that the Head of Growth and Investment be given delegated authority to grant planning permission subject to conditions, informatives and the completion of a legal agreement to include affordable housing, provision of a new footpath link, and financial contributions towards education, libraries, sustainable travel packs, biodiversity offsetting, open space, indoor sports facilities, green gym equipment and footpaths/tracks and community facilities.

## **92. ADVANCE NOTICE OF SITE VISITS FOR PLANNING APPLICATIONS**

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

**RESOLVED THAT** – a site visit not be held at Allens Lane, Clifton-upon-Dunsmore (R16/2327).

**93. DELEGATED DECISIONS – 16TH FEBRUARY 2017 – 8TH MARCH 2017**

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

**RESOLVED THAT** - the report be noted.

**CHAIRMAN**