

# MINUTES OF PLANNING COMMITTEE

20 JULY 2022

## PRESENT:

Councillors Gillias (Chairman), Mrs Brown, Daly, Eccleson, Mrs Hassell, Lawrence, Lewis, Mrs Maoudis, Mistry (substituting for Councillor Slinger), Sandison, Srivastava and Willis.

## 17. MINUTES

The minutes of the meeting held on 22 June 2022 were approved and signed by the Chairman.

## 18. APOLOGIES

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

## 19. DECLARATIONS OF INTEREST

Item 4 of Part 1 – 32 High Street, Rugby CV21 3BW (R21/0894) – Councillor Sandison (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of being a Ward Councillor).

Item 4 of Part 1 – 208 Dunchurch Road, Rugby CV22 6HR (R22/0301) – Councillor Lewis (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of being a Ward Councillor).

Item 4 of Part 1 – 208 Dunchurch Road, Rugby (R22/0301) – Councillors Mrs Brown, Mistry and Srivastava (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of the applicant being a colleague and former Councillor in their Group).

## 20. APPLICATIONS FOR CONSIDERATION

The Committee considered the report of the Chief Officer for 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

None

(b) Third Parties

None

At the meeting, the following representatives attended under the Council's public speaking procedure in respect of the following application:

(i) R22/0428 1 Avro House, Bath Street, Rugby

Ms Emma Eskill (applicant)

Councillor Harrington (Ward Councillor) (objector)

In accordance with the Council's public speaking procedure, Councillor Harrington left the meeting once all speakers had made their representations to the Committee.

**RESOLVED THAT** – the Chief Officer for Growth and Investment be authorised to issue decision notices as indicated in relation to the applications below:

(a) renovation and conversion of the existing buildings at 30 and 32 High Street and 15 Sheep Street (excluding most of the ground floor at 30-32) to provide residential accommodation consisting of 32 units including rooftop penthouse extensions and alterations to the existing building facades at 32 High Street, Rugby CV21 3BW (R21/0894) - Councillor Willis and Councillor Sandison seconded that the Chief Officer for Growth and Investment be authorised to:

(1) grant planning permission subject to:

- a. conditions and informatives set out in the report together with an additional condition being inserted to read, "Prior to occupation a detailed Waste and Recycling Management Plan shall be submitted to and approved by the Local Planning Authority details of which should be in accordance with the Council's Refuse and Recycling Collection Policy. The approved Waste and Recycling Management Plan shall be implemented in perpetuity.

Reasons: To ensure the satisfactory removal of waste."

- b. the completion of a legal agreement to secure a further viability review of the site at a point in time when the development has been substantially progressed and, if viable, secure the necessary financial contributions and/or planning obligations as indicatively outlined in the report.

(2) the Chief Officer for Growth and Investment (in consultation with the Planning Committee Chairman) be given delegated authority to negotiate and agree the detailed terms of the legal agreement which may include the addition to, variation of or removal of financial contributions and/or planning obligations outlined in the heads of terms within this report.

(b) change of use from offices to 11 room HMO, single-storey rear extension and first floor extensions to the south side to include 4 no. roof lights, insertion of ground floor windows to existing west elevation and enlargement of ground floor

window to existing east elevation at 1 Avro House, Bath Street, Rugby CV21 3JF (R22/0428) - Councillor Eccleson moved and Councillor Sandison seconded that the Chief Officer for Growth and Investment be authorised to grant planning permission subject to conditions and informatives set out in the report.

- (c) renewal of permission R18/2026 - erection of one dwelling and side extension to the existing property at 208 Dunchurch Road, Rugby CV22 6HR (R22/0301) - Councillor Eccleson moved and Councillor Daly seconded that the Chief Officer for Growth and Investment be authorised to grant planning permission subject to conditions and informatives set out in the report together with an additional condition being inserted to read, "The dwelling hereby approved shall incorporate measures to limit water use to no more than 110 litres per person per day within the home in accordance with the optional standard 36 (2b) of Approved Document G of the Building Regulations 2010 (as amended)."

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

The Committee considered an advance notice of a site visit which had been submitted in accordance with the Council's procedures.

**RESOLVED THAT** – a site visit be held at land south of Bailey's Lane, Long Lawford CV23 9FS (R22/0500) on a date and time to be agreed in liaison with the Chairman.

## **22. DELEGATED DECISIONS – 9 JUNE TO 29 JUNE 2022**

The Committee considered the report of the Chief Officer for Growth and Investment (Part 1 – agenda Item 6) concerning decisions taken by her under delegated powers during the above period.

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

**CHAIRMAN**