

# MINUTES OF PLANNING COMMITTEE

15 SEPTEMBER 2021

## PRESENT:

Councillors Picker (Chairman), Bearn (substituting for Councillor Willis), Mrs Brown, Daly, Gillias, Mrs Hassell (substituting for Councillor Eccleson), Lewis, McQueen, Rabin, Sandison, Srivastava and Ms Watson-Merret

## 27. MINUTES

The minutes of the meeting held 18 August 2021 were approved and signed by the Chairman.

## 28. APOLOGIES

Apologies for absence from the meeting were received from Councillors Eccleson and Willis.

## 29. DECLARATIONS OF INTEREST

Item 4 of Part 1 – Disused Telephone Exchange, Coventry Road, Pailton, Rugby CV23 0QB (R21/0376) – Councillor Gillias (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of being a member of Pailton Parish Council).

## 30. APPLICATIONS FOR CONSIDERATION

The Committee considered the report of the Executive Director (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) R21/0376 Disused Telephone Exchange, Coventry Road, Pailton, Rugby CV23 0QB

Mr Chris Stratton, Countryside Planning Services Ltd (agent) (supporter)  
Councillor Mrs Timms (Ward Councillor)

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

**RESOLVED THAT** – the Executive Director be authorised to issue a decision notice as indicated in relation to the application below:

- (a) Conversion of disused building to single dwellinghouse at Disused Telephone Exchange, Coventry Road, Pailton, Rugby CV23 0QB (R21/0376) - Councillor Sandison moved and Councillor Srivastava seconded that the Executive Director be authorised to grant planning permission subject to conditions and informatives set out in the report together with:

Condition 15 being amended to read, "The landscaping scheme must include a new mixed species hedgerow incorporated to the northeast and western boundaries and maintained at a height of 1.5m. The specification for the new mixed species must consist of a double staggered row at 450mm spacings containing a random mix of the following species:

- 50% Hawthorn (*Crataegus monogyna*). Either container grown or bare root transplants 60-90cm high.
- 10% Holly (*Ilex aquifolium*). 3 litre container grown, 45-60cm high.
- 10% Dogwood (*Cornus sanguinea*). Either container grown or bare root transplants 60-90cm high.
- 10% Field Maple (*Acer campestre*). Either container grown or bare root transplants 60-90cm high.
- 10% Dog Rose (*Rosa canina*). Either container grown or bare root transplants 60-90cm high.
- 10% Hazel (*Corylus avellana*). Either container grown or bare root transplants 60-90cm high.

The landscaping scheme, as detailed by RBC Arboricultural Officer in an email to the case officer on 7th July 2021, shall be implemented no later than the first planting season following first occupation of the development. If within a period of 10 years from the date of planting, any tree/shrub/hedgerow is removed, uprooted, destroyed or dies, (or becomes 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 non-material variations which do not give rise to additional or different likely significant effect.

REASON:

To ensure the proper development of the site and in the interest of visual amenity."

An additional informative being inserted to read,

“INFORMATIVE 9

The applicant/developer is advised to liaise with Warwickshire County Council Highways Department to encourage that prior to construction works being undertaken and the subsequent first occupation of the residential property, road/pavement markings within the highway have been refreshed and reflect those previously agreed by Warwickshire County Council Highways Department adjacent to and at the traffic calming chicane feature to the immediate east of the application site on Coventry Road.

Should an application be submitted to enter into a Section 278 Highway Works Agreement this should be made to the Planning & Development Group, Communities Group, Warwickshire County Council, Shire Hall, Warwick CV34 4SX.”

**31. 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 130 Ashlawn Road, Rugby (R21/0872) on a date and time to be agreed in liaison with the Chairman.

**32. DELEGATED DECISIONS – 29 JULY 2021 TO 25 AUGUST 2021**

The Committee considered the report of the Executive Director (Part 1 – Agenda Item 6) concerning decisions taken by her under delegated powers during the above period.

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

**CHAIRMAN**