

# MINUTES OF PLANNING COMMITTEE

21 FEBRUARY 2018

## PRESENT:

Councillors Mrs Simpson-Vince (Chairman), Mrs Avis, Brown, Cranham, Ms Edwards (substituting for Councillor Srivastava), Gillias, Miss Lawrence, Lewis, Sandison and Ms Watson-Merret (substituting for Councillor Butlin).

## 64. MINUTES

The minutes of the meeting held on 31 January 2018 were approved and signed by the Chairman.

## 65. APOLOGIES

Apologies for absence from the meeting were received from Councillors Mrs A'Barrow, Butlin, Ellis and Srivastava.

## 66. DECLARATIONS OF INTEREST

Item 4 of Part 1 – Land west of Grandborough Fields Farm, Grandborough, CV23 8BA – Councillor Miss Lawrence (non-pecuniary interest as defined by the Council's Code of Conduct for Councillors by virtue of being a member of the Campaign for the Protection of Rural England (CPRE)).

## 67. 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

None

(b) Third Parties

R17/0937 – CPRE objection – proposal would be seriously damaging to the landscape and result in an incongruous form of development.

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

(i) Land west of Grandborough Fields Farm, Grandborough, CV23 8BA (R17/0937)

Mr M Prichard, Marrons Planning (objector)  
Mr I Pick (agent)(supporter)  
Councillor Mrs Crane (Ward Councillor)(object)

Following a number of interruptions and disturbances by members of the public during both the public speaking process and the debate in relation to application R17/0937, the Chairman, in accordance with Part 3A paragraph 21 of the Council's Standing Orders, suspended the meeting temporarily and ordered that the public be removed from the meeting.

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

(a) erection of agricultural buildings, slurry store and feed bins with associated access, hardstanding and attenuation ponds at land west of Grandborough Fields Farm, Grandborough, CV23 8BA (R17/0937) – Councillor Miss Lawrence moved and Councillor Lewis seconded that the Head of Growth and Investment be authorised to refuse planning permission for the reasons below.

“In the opinion of the Local Planning Authority, having regard to the prominent position of the development within the open countryside, the proposed development would, by virtue of its scale, massing, visual appearance and lack of adequate mitigating landscaping, result in an unacceptable form of development that would have a materially adverse impact on the character and appearance of the surrounding open countryside and wider general landscape within which it is located. As such the development would be contrary to Policy CS16 and Saved Policy GP2 of the Rugby Borough Council Core Strategy 2011 and therefore constitutes unsustainable development contrary to the NPPF.”

The Committee considered that the proposed development, by virtue of its design, appearance and an insufficient landscaping scheme, would have a detrimental impact on the visual amenity and character of the countryside and surrounding area. It was also considered that the visual impact of the buildings on the surrounding area would also add to the detrimental impact of the landscape.

(b) demolition of existing 2 no. agricultural buildings and construction of 1 no. single storey agricultural building and ancillary structures including highway access at Top Farm, Long Itchington Road, Birdingbury, CV23 8EQ (R17/0278) – this application was deferred until the next meeting of the Committee.

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

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

**RESOLVED THAT** – no site visits be approved.

**69. PLANNING APPEALS UPDATE**

The Committee considered the report of the Head of Growth and Investment (Part 1 – agenda item 6) concerning information on planning appeals for the quarter 1 October 2017 to 31 December 2017.

The Development and Enforcement Manager informed the Committee that, since the publication of the agenda, the following planning appeals had been dismissed:

- (i) R17/0445 Moonhill Barn, London Road, Stretton-on-Dunsmore
- (ii) R17/0003 The Cottage, Hobleys Furze, Little Walton, Monks Kirby
- (iii) R16/2050 92-93 Coventry Road, Dunchurch, Rugby

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

**70. DELEGATED DECISIONS – 4 JANUARY 2018 – 23 JANUARY 2018**

The Committee considered the report of the Head of Growth and Investment (Part 1 – agenda item 6) concerning decisions taken by him during the above period.

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

**CHAIRMAN**