

HINCKLEY AND BOSWORTH BOROUGH COUNCIL  
PLANNING AND REGULATORY COMMITTEE  
15<sup>th</sup> JUNE 2004 AT 6.30 P.M.

PRESENT: Mr. R.J. Furniss - Chairman  
Mr. D.E. Hinton - Vice-Chairman

Mr. D.R. Bown, Mrs. R. Camamile, Mrs. C.M. Claridge, Mrs. M.A. Cook,  
Mr. W.J. Crooks, Mrs. D. Finney, Mr. K.A.J. Hunnybun, Mr. C.G. Joyce,  
Mrs. E.A. Spencer, Mr. J.E. Stanley, Mr. R. Ward and Mrs. R.W. Wright.

In accordance with Council Procedure Rule 4.4 Messrs. D.C. Bill and N.B.L. Davis also attended the meeting.

Officers in attendance: Mr. A. Collinson, Mr. B. Cullen, Mrs. T. Darke, Mrs. J. Kelly, Mrs. P.I. Pitt, Mr. P. Reid and Mr. B. Whirrity.

49 APOLOGIES AND SUBSTITUTIONS

Apologies for absence were submitted on behalf of Mr. P.T. Andrews, Mr. C.W. Boothby, Mr. R.D. Ellis, Mrs. M.L. Sherwin and Mr. K. Vessey and the following substitutions authorised in accordance with Council Procedure Rule 4.3:-

Mr. Hunnybun for Mr. Ellis  
Mr. Ward for Mrs. Sherwin

50 MINUTES (PR5)

RESOLVED - on the motion of Mrs. Wright, seconded by Mr. Ward,

- (i) minute No. 15(b) be extended to read: "following the completion of an Agreement under Section 106 of the Town & Country Planning Act 1990 and Section 111 of the Local Government Act 1972 in respect of open space and education contributions", and
- (ii) the minutes of the meeting held on 18<sup>th</sup> May, as now amended, be confirmed and signed by the Chairman.

51 DECLARATIONS OF INTEREST

On behalf of those Members of the Liberal Democrat Group present (Mr. Bill, Mrs. Finney, Mr. Joyce and Mr. Stanley) Mr. Crooks declared an interest in planning application No. 04/00559/FUL.

52 TOWN & COUNTRY PLANNING ACT 1990 - APPLICATIONS TO BE DETERMINED (PR6)

The Committee considered the schedule of planning applications, together with the list of late items and the recommendations of the Head of Planning & Leisure.

For Members' information the Head of Planning & Leisure indicated that in the case of items 4 and 8 on the schedule he would recommend a condition be attached to each of the planning permissions (should approval be now given by the Committee) in such terms as he in consultation with the Director of Resources and the Principal Solicitor shall decide to ensure that the on-site car parking provision is allocated to flats on the site in perpetuity.

It was moved by Mrs. Claridge and seconded by Mr. Crooks that the recommendations of the Head of Planning & Leisure be approved.

- (a) 04/00101/OUT - Residential development for 7 dwellings, 8 Statham Builders Yard, Cuthberts Yard, off Newbold Road, Barlestone - Mr. J. Singh and Mrs. D.B. Kaur

On the motion of Mr. Crooks, seconded by Mr. Stanley it was

RESOLVED - this application be refused for the reasons indicated below, but further discussions be held with the applicants with regard to a possible revised scheme:-

1. In the opinion of the Local Planning Authority the proposed scheme is likely to have an overbearing effect on the occupiers of neighbouring dwellings, due to their proximity and height, and is therefore contrary to policies BE1 and RES5 of the adopted Hinckley & Bosworth Local Plan, and the Borough Council's Supplementary Planning Guidance on Residential Development.
2. In the opinion of the Local Planning Authority, the proposed scheme does not provide adequate car parking and manoeuvring space without resulting in conflict with other users of Cuthberts Yard and would therefore be contrary to policy T5 and BE1 of the adopted Hinckley & Bosworth Local Plan.

Mr. Bill, Mr. Crooks, Mr. Joyce, Mrs. Finney and Mr. Stanley, having declared an interest in planning application No. 04/00559/FUL, withdrew from the meeting at 7.40 p.m., whilst this was considered. Messrs. Crooks, Joyce and Stanley returned at 7.41 p.m. and Mrs. Finney at 7.43 p.m.

RESOLVED - the remaining recommendations of the Head of Planning & Leisure as set out in the schedule submitted, as amended by the list of late items, be approved with the exception of application No. 04/00101/OUT above.

53 SUPPLEMENTARY PLANNING GUIDANCE ON TELECOMMUNICATIONS FOR HINCKLEY AND BOSWORTH (PR7)

Further to minute No. 462 of 23<sup>rd</sup> March 2004, the Head of Planning & Leisure reported on representations received in consequence of the consultation exercise recently undertaken with regard to the above. Committee authority to adopt this document as Supplementary Planning Guidance was now sought. The Head of Planning & Leisure indicated that prior to final publication further examples of good practice would be included in this document and undertook to ensure that provision for residents' concerns would be addressed, whilst referring to the fact that the installation of telecommunications masts was brought about in consequence of the increasing demand from the public for mobile telephones.

On the motion of Mr. Hinton, seconded by Mrs. Camamile it was

RESOLVED - the Supplementary Planning Guidance on telecommunications be adopted, subject to the inclusion of the issues now referred to by the Head of Planning & Leisure, and used for development control purposes.

54 SUPPLEMENTARY PLANNING GUIDANCE ON DESIGN OF FARM BUILDINGS AND CONVERSION OF RURAL BUILDINGS (PR8)

Further to minute No. 493 of 20<sup>th</sup> April 2004 the Head of Planning & Leisure advised on representations received following the consultation exercise carried out on these two draft documents.

The Head of Planning & Leisure referred to updated information relating to the adoption of Supplementary Planning Guidance and the consequential revised officer recommendation contained in the list of late items for tonight's meeting.

It was moved by Mrs. Camamile, seconded by Mrs. Spencer and

RESOLVED - authority be given to:-

- (i) an extension of the consultation period with any additional representations received being considered at the next Planning & Regulatory Committee meeting; and
- (ii) the adoption of the two guidance documents in their present form, as amended in the late items list, should the Planning Bill come into force prior to the next meeting of this Committee.

55 PROPOSED CONSERVATION AREA FOR STOKE GOLDING (PR9)

The Head of Planning & Leisure sought Members' agreement to the designation of a Conservation Area in the centre of Stoke Golding.

On the motion of Mr. Ward, seconded by Mr. Furniss, it was

RESOLVED -

- (i) the officer responses to the public consultation as outlined in Appendix D to the report of the Head of Planning & Leisure be agreed;
- (ii) the area shown on the Conservation Area statement (Appendix A to the report) be designated a Conservation Area on the grounds that it is an area of Special Architectural and Historic Interest, the character of which it is desirable to preserve or enhance; and
- (iii) the Conservation Area statement be adopted as Supplementary Planning Guidance.

56 THE DEPARTMENT OF CULTURE, MEDIA AND SPORT'S CONSULTATION DOCUMENT "THE FUTURE OF ECCLESIASTICAL EXEMPTION" (PR10)

The Head of Planning & Leisure sought the Committee's approval to officers' response to the Government's proposals to review legislation protecting historic listed places of worship. On the motion of Mrs. Wright, seconded by Mrs. Camamile, it was

RESOLVED - the officers' comments contained in the report of the Head of Planning & Leisure form the basis of this Council's response to the government office.

57 APPEALS LODGED AND DETERMINED (PR11)

The Head of Planning and Leisure informed Members of the outcome of two appeals recently determined.

It was moved by Mr. Crooks, seconded by Mr. Ward, and

RESOLVED - the report be noted.

58 APPEALS - PROGRESS (PR12)

Members received details of the above and on the motion of Mr. Crooks, seconded by Mr. Furniss, it was

RESOLVED - the report be noted.

(The meeting closed at 8.28 pm)