

HINCKLEY AND BOSWORTH BOROUGH COUNCIL
PLANNING AND REGULATORY COMMITTEE
5th OCTOBER 2004 AT 6.30 P.M.

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

Mr. P.T. Andrews, Mr. C.W. Boothby, Mr. D.R. Bown, Mr. J.C. Bown,
Mrs. R. Camamile, Mrs. M.A. Cook, Mr. W.J. Crooks, Mr. R.D. Ellis, Mrs.
D. Finney, Mr. M.A. Hall, Mr. C.G. Joyce, Mrs. E.A. Spencer and Mrs.
R.W. Wright.

In accordance with Council Procedure Rule 4.4 Mr. N.B.L. Davis also attended the meeting.

Officers in attendance: Mrs. J. Clayton, Mr. B. Cullen, Mrs. T. Darke, Mr. C. Merriman, Mr. R. Palmer, Mrs. P.I. Pitt, Mr. P. Reid and Mr. R. Wright.

203 APOLOGIES AND SUBSTITUTIONS

Apologies for absence were submitted on behalf of Mrs. C.M. Claridge, Mrs. M.L. Sherwin and Mr. K. Vessey and the following substitutions authorised in accordance with Council Procedure Rule 4.3:-

Mr. J.C. Bown for Mr. Vessey
Mr. Hall for Mrs. Sherwin

204 MINUTES (PR28)

On the motion of Mr. D.R. Bown, seconded by Mr. Hinton, it was

RESOLVED - the minutes of the meeting held on 7th September 2004 be confirmed and signed by the Chairman.

205 DECLARATIONS OF INTEREST

No interests were declared at this stage.

Mr. Hall entered the meeting at 6.35 p.m.

206 PROPOSED CHANGES TO REVISED REGIONAL PLANNING GUIDANCE FOR EAST MIDLANDS (RPG8) (PR30)

The Head of Planning & Leisure advised on the publication of a draft document relating to the above and sought Members' approval to officers' suggested responses to this.

It was moved by Mr. D.R. Bown, seconded by Mr. Hinton, and

RESOLVED - the responses formulated by officers form the basis of this Council's response to the proposed changes to RPG8.

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

It was moved by Mr. D.R. Bown and seconded by Mr. Hinton that the recommendations of the Head of Planning and Leisure contained in the schedule submitted, as amended by the list of late items, be approved.

- (a) 04/00824/FUL - Residential development of 116 units, football ground, Middlefield Lane, Hinckley - Radleigh Homes

Despite the officer's recommendation in the late items list for approval Members had reservations as to the revised plans submitted and with regard to the proposed highway arrangements and the effect of the proposed development on existing residents. Consequently, it was proposed by Mrs. Wright, seconded by Mr. Furniss and following a vote

RESOLVED - this application be refused as originally reported and the applicant invited to submit a revised application addressing the issues now raised by Members, for consideration at the earliest opportunity.

- (b) 04/00851/OUT - Proposed demolition of existing garage and erection of 12 apartments, 2 Queens Road, Hinckley - Parkview Garage

Whilst accepting the officer's recommendation for approval Members expressed concern with regard to the 15 car parking spaces being proposed. Consequently, on the motion of Mr. D.R. Bown, seconded by Mr. Ellis, it was

RESOLVED - this application be approved in accordance with the recommendation of the Head of Planning & Leisure but in order to address Members' concerns regarding car parking standards a condition be imposed to ensure the provision of 18 car parking spaces.

Mrs. Finney left the meeting at 7.12 p.m. and returned at 7.18 p.m.

- (c) 04/00924/COU - Change of use from private residential to use as multi-occupancy dwelling - Vincent House, 40 Station Road, Hinckley - Mr. C. Walvin

Whilst members were in agreement with the recommendation of the Head of Planning & Leisure that this be approved it was moved by Mr. Crooks, seconded by Mr. J.C. Bown and

RESOLVED - an additional condition be inserted as follows to clarify that this development will accommodate people with mental health and learning disabilities.

The premises shall operate solely for the benefit of Mr. C. Walvin and in accordance with the letter dated 11th October 2004 from Mr. C. Walvin. The permission shall not run with the premises.

(The letter referred to states that the people who will reside at 40 Station Road will have mental health or mild learning difficulties. None of the individuals drive or own a motor vehicle and are unlikely to do so).

- (d) 04/01052/OUT - Renewal of planning consent 01/00733/OUT - Single storey dwelling, 85 Butt Lane, Hinckley - Mr. & Mrs. R.C. Hampson

Whilst in agreement in principle with the officer's recommendation for approval Members considered it necessary to await the recommendations of the Highways Authority on this scheme and following the suggestion of the Head of Planning & Leisure agreed that subject to these being satisfactory he be granted delegated authority to issue the necessary permission. In the event of adverse comments from the Highways Authority the proposal would be brought back to this Committee for consideration.

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 and/or as indicated above be approved.

208 APPEALS - PROGRESS (PR31)

The Committee received details as to the stages which various appeals had reached and on the motion of Mr. Crooks, seconded by Mr. Ellis, it was

RESOLVED - the report be noted.

(The meeting closed at 7.29 p.m.)