

HINCKLEY AND BOSWORTH BOROUGH COUNCIL

PLANNING COMMITTEE

27 MAY 2014 AT 6.30 PM

PRESENT: Mr R Mayne - Chairman
Mr JS Moore – Vice-Chairman

Mr RG Allen, Mr JG Bannister, Mr PR Batty (for Mr LJP O'Shea), Mr CW Boothby, Mr DS Cope, Mrs WA Hall, Mrs L Hodgkins, Mr MS Hulbert, Mr KWP Lynch, Mr K Morrell, Mrs H Smith, Mr BE Sutton, Miss DM Taylor and Ms BM Witherford

Officers in attendance: Edd Costerton, Paul Grundy, Cathy Horton, Simon D Jones, Rebecca Owen, Michael Rice and Nic Thomas

16 APOLOGIES AND SUBSTITUTIONS

Apologies for absence were submitted on behalf of Councillor O'Shea, with Councillor Batty substituting in accordance with Council Procedure Rule 4.

17 MINUTES

On the motion of Councillor Batty, seconded by Councillor Sutton, it was

RESOLVED – the minutes of the meeting held on 29 April 2014 be confirmed and signed by the Chairman.

18 DECLARATIONS OF INTEREST

No interests were declared at this stage.

19 DECISIONS DELEGATED AT PREVIOUS MEETING

The following decisions which had been delegated at the previous meeting were reported to members:

- (a) 13/01604/FUL – it was reported that this decision had not yet been issued as a Unilateral Undertaking was being drawn up;
- (b) 13/01082/FUL – the plans for the additional car parking spaces which had been requested at the previous meeting were out for consultation and therefore the decision had not yet been issued.

20 MARKET BOSWORTH CONSERVATION AREA STATEMENT AND MANAGEMENT PLAN

The Conservation Area Appraisal and Management Plan for Market Bosworth conservation area was presented to members, during which it was reported that the public exhibition had been well attended.

A member asked how much weight could be given to such documents in light of the current position regarding the status of the Core Spatial Strategy. In response, the Chief Planning and Development Officer stated that these documents were a material

consideration in the determination of planning applications and the council's 5-year housing land supply position didn't affect the weight that was given.

On the motion of Councillor Allen, seconded by Councillor Hulbert, it was

RESOLVED – the Conservation Area Appraisal and Management Plan for the conservation area in Market Bosworth be adopted as planning guidance.

21 TOWN & COUNTRY PLANNING ACT 1990 - APPLICATIONS TO BE DETERMINED

A schedule of planning applications together with late items were presented to the committee and decisions were made as follows:

- (a) 14/00342/FUL – Erection of leisure centre with associated parking and infrastructure, Land at Argents Mead, Hinckley – DC Leisure Management

On the motion of Councillor Witherford, seconded by Councillor Bannister, it was unanimously

RESOLVED – the application be permitted subject to the conditions contained within the officer's report and late items.

- (b) 14/00060/FUL – Erection of 3 bedrooed detached dwelling and revised car parking layout to serve existing neighbouring dwellings, 1 Burton Road, Twycross – Mr R Wright

Notwithstanding the officer's recommendation that the application be approved and advice provided at the meeting, Councillor Morrell MOVED that the application be refused on grounds that because of the poor design, the development would adversely affect local residents' amenity, contrary to development plan policies and guidance contained within the National Planning Policy Framework. The motion was seconded by Councillor Allen. The Chief Planning and Development Officer requested that voting on the motion be recorded. The voting was recorded as follows:

Councillors Allen, Bannister, Batty, Boothby, Cope, Hodgkins, Lynch, Morrell and Smith voted FOR the motion (9);

Councillors Mrs Hall, Hulbert, Mayne, Moore, Sutton, Taylor and Witherford voted AGAINST the motion (7).

The motion was therefore CARRIED and it was

RESOLVED – the application be refused on grounds of poor design and impact on residential amenity.

- (c) 14/00141/COU – change of use to a multi-use facility incorporating a bus depot (sui generis), first floor offices (B1) and warehouse (B2/B8) (retrospective), Anthony Woodward Carriers Ltd, Goose Lane, Barwell – Mr Matthew Evans

On the motion of Councillor Boothby, seconded by Councillor Taylor, it was

RESOLVED – the Chief Planning and Development Officer be authorised to grant permission subject to no significant planning objections being received before the end of the consultation period on 18 May 2014.

- (d) 14/00208/CONDIT – Variation of condition 3 of planning permission APP/K2420/A/12/2186862 (12/00338/COU) to extend opening hours, Bubble Boyz Car Wash, Watling Street, Hinckley – Mr R Sokhi

It was noted that the applicant's agent had withdrawn the application.

- (e) 14/00222/FUL – Erection of new teaching block, St Martins Catholic Voluntary Academy, Hinckley Road, Stoke Golding – Ms L Lester

On the motion of Councillor Allen, seconded by Councillor Batty, it was

RESOLVED – the application be permitted subject to the conditions contained in the officer's report.

- (f) 14/00277/CONDIT – Variation of condition 2 of planning permission 13/00350/COU to change opening hours to 17:00 – 22:30 Monday to Thursday 17:00 – 23:00 Friday to Saturday and 17:00 – 21:30 Sunday, 23-27 Station Road, Ratby – Mr Dilip Nath

It was moved by Councillor Bannister, seconded by Councillor Cope and

RESOLVED – the application be permitted subject to the conditions contained in the officer's report.

- (g) 14/00294/COU – Change of use from B2 (industrial) to Sui Generis (car sales), Units A and B Dawsons Lane, Barwell – Glenhill Motors Ltd

It was moved by Councillor Allen, seconded by Councillor Boothby and

RESOLVED – the application be permitted subject to the conditions contained in the officer's report.

- (h) 14/00315/FUL – Extensions to commercial premises, 8 Nuffield Road, Hinckley – Mr Andrew Wilebore

It was moved by Councillor Bannister, seconded by Councillor Allen and

RESOLVED – the application be permitted subject to the conditions contained in the officer's report and late items.

- (i) 14/00372/COU – use of land as a temporary car park for employees of the Hinckley Hub, land north of Old Sketchley Garage, Rugby Road, Burbage – Hinckley & Bosworth Borough Council

On the motion of Councillor Boothby, seconded by Councillor Bannister, it was

RESOLVED – the application be permitted subject to the conditions contained in the officer's report.

22 APPEALS LODGED AND DETERMINED

RESOLVED – the report be noted.

23 APPEALS PROGRESS

RESOLVED – the report be noted.

24 DELEGATED DECISIONS ISSUED

RESOLVED – the report be noted.

(The Meeting closed at 8.00 pm)

CHAIRMAN