

HINCKLEY AND BOSWORTH BOROUGH COUNCIL

PLANNING COMMITTEE

21 MAY 2013 AT 6.30 PM

PRESENT: Mr R Mayne - Chairman  
Miss DM Taylor – Vice-Chairman  
Mr JG Bannister, Mr PR Batty (for Mr RG Allen), Mrs T Chastney, Mr WJ Crooks,  
Mr MS Hulbert, Mr DW Inman, Mr KWP Lynch, Mr JS Moore, Mr K Morrell,  
Mr LJP O'Shea, Mrs H Smith, Mr BE Sutton, Mr R Ward and Ms BM Witherford

In accordance with Council Procedure Rule 4.2 Councillors Mr CW Boothby were also in attendance.

Officers in attendance: James Hicks, Tracy Miller, Rebecca Owen and Michael Rice

13 APOLOGIES AND SUBSTITUTIONS

Apologies were submitted on behalf of Councillors Allen and Mrs Hall, with the substitution of Councillor Batty for Councillor Allen in accordance with Council Procedure Rule 4.

14 MINUTES

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

RESOLVED – the minutes of the meeting held on 16 April 2013 be confirmed and signed by the Chairman.

On the motion of Councillor Crooks, seconded by Councillor Moore, it was

RESOLVED – the minutes of the meeting held on 23 April 2013 be confirmed and signed by the Chairman.

15 DECLARATIONS OF INTEREST

Councillor Batty sought advice regarding whether, as a Groby Parish Councillor, he should declare an interest in application 13/00138/FUL. He was advised that this did not constitute a pecuniary interest.

No interests were declared at this stage.

16 DECISIONS DELEGATED AT PREVIOUS MEETING

The Development Control Manager provided an update on the following decisions which had been delegated at the previous meeting:

- (a) 12/01119/OUT – it was reported that this was still to be issued;
- (b) 12/00935/REM – this decision had been issued on 23 April 2013;
- (c) 13/00090/FUL – this decision had been issued on 17 April 2013.

17 CHAIRMAN'S ANNOUNCEMENT

The Chairman informed members of the sad death of ex-Councillor and Planning Committee Chairman, Bob Furniss, who had passed away the previous week. It was agreed that condolences be sent to his family.

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

- (a) 13/00086/FUL – Erection of eleven flats and one new dwelling, Beavers Bar, 5 London Road, Hinckley – Mr C Whitby

Notwithstanding the officer's recommendation that the application be approved subject to conditions and a Section 106 Agreement, it was moved by Councillor Witherford and seconded by Councillor Taylor that the application be refused on grounds of over-development, lack of parking for residents of the new development particularly in light of the lack of bus route, being out of keeping with the street scene and poor access.

The Development Control Manager requested that voting on the MOTION be recorded. The vote was taken as follows:

Councillors Taylor, Bannister, Batty, Chastney, Crooks, Hulbert, Inman, Lynch, Moore, Morrell, O'Shea, Smith, Sutton, Ward and Witherford voted FOR the motion (15);

There were no votes against the motion.

The MOTION was therefore declared CARRIED. It was

RESOLVED – the application be refused for the abovementioned reasons.

- (b) 12/01098/FUL – Installation of a single micro scale wind turbine, Oakwood Lodge, Thornton Lane, Markfield – Mr & Mrs Peter & Theresa Aspinall

Notwithstanding the officer's recommendation that the application be permitted subject to conditions, it was moved by Councillor O'Shea and seconded by Councillor Batty that the application be refused on grounds of impact on neighbours due to the siting of the turbine.

Upon being put to the vote, there were seven (7) votes FOR the MOTION and seven (7) AGAINST the MOTION. The Chairman then exercised his right to a casting vote under Council Procedure Rule 18.2. He voted AGAINST the MOTION.

The MOTION was therefore declared LOST.

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

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

- (c) 12/01141/FUL – Erection of car service and repair centre and restaurant with drive-thru facilities and associated parking, access and landscaping, Unit A Dodwells Road, Hinckley – Plesvale Ltd

Notwithstanding the officer's recommendation that the application be permitted subject to conditions, Members felt that the development would exacerbate traffic problems on an already busy junction and would cause a danger. It was moved by Councillor Lynch and seconded by Councillor Taylor that the application be refused on this basis. The Development Control Manager requested that voting on the motion be recorded.

The vote was taken as follows:

Councillors Bannister, Crooks, Hulbert, Inman, Lynch, Moore, Morrell, Smith, Sutton, Taylor, Ward and Witherford voted FOR the motion (12);

Councillor Chastney voted AGAINST the motion (1);

Councillors Batty & O'Shea abstained from voting.

The motion was therefore declared CARRIED and it was

RESOLVED – the application be refused owing to concerns about highway safety resulting from the increase in traffic on a dangerous junction.

- (d) 12/01045/EXT – Extension of time for planning permission 09/00797/FUL for the erection of 11 dwellings, 116 High Street, Barwell – Mr Jagtar Singh

It was moved by Councillor Crooks, seconded by Councillor Hulbert and

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

(Councillor Moore was absent from the meeting during the above item and the voting thereon).

- (e) 12/01121/FUL – Erection of 1 wind turbine measuring 24.6m to the hub and 34.2m to the tip and associated kiosk, Forest View Farm, Peckleton Lane, Desford – Mr Roger Neep

The Development Control Manager reported verbally on a further objection letter which had been received but not included in the late items.

Notwithstanding the officer's recommendation that the application be permitted, it was moved by Councillor Crooks and seconded by Councillor Sutton that the application be refused due to its proximity to residential properties and thereby the impact on neighbours.

The Development Control Manager requested that voting on the motion be recorded. The vote was taken as follows:

Councillors Bannister, Batty, Chastney, Crooks, Inman, Lynch, Moore, Morrell, O'Shea, Smith, Sutton, Taylor, Ward and Witherford voted FOR the motion (14);

Councillor Hulbert voted AGAINST the motion (1);

Councillor Mayne did not vote.

The motion was therefore declared CARRIED and it was

RESOLVED – the application be refused on grounds that the scale, mass and design will have an adverse visual impact and impact on residential amenity which cannot be made acceptable.

- (f) 13/00055/FUL – Erection of agricultural dwelling, Land at Leicester Lane, Desford – Mr Adam Preston

On the motion of Councillor O’Shea, seconded by Councillor Batty, it was

RESOLVED – the application be refused for the reasons contained in the officer’s report.

- (g) 13/00089/EXT – Redevelopment of existing derelict site into a 2.5 storey 38 bed residential carehome, 29 Moore Road, Barwell – Riverstone Estates

On the motion of Councillor Smith, seconded by Councillor Moore, it was

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

- (h) 13/00198/FUL – Erection of two goat sheds onto existing concrete hardstanding, Land Markfield Lane, Thornton – Mrs Margaret Ashby

Members expressed concern regarding the risk of over-proliferation of the site and the possibility of further structures being erected. It was therefore suggested that conditions be added to prevent further structures, including temporary structures, being erected on the site, and also restricting the use of the site to grazing. On the motion of Councillor Crooks, seconded by Councillor Taylor, it was

RESOLVED – the application be permitted subject to the conditions in the officer’s report and additional conditions preventing additional buildings and restricting use to grazing of animals.

- (i) 12/01125/REM – Approval of reserved matters (appearance, landscaping, layout and scale) for 135 dwellings granted under outline permission 11/00029/OUT, Land south of Newbold Road and Manor Road, Desford – Bellway Homes East Midlands

It was moved by Councillor Sutton, seconded by Councillor Crooks and

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

- (j) 13/00126/CONDIT – Variation of condition 1 of planning permission 11/01023/REM to amend the layout, Land adjacent Hinckley Golf Club, Leicester Road, Hinckley – Mr Mark Hutchinson

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

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

- (k) 13/00199/REM – Erection of 38 dwellings, community centre and formation of allotments and balancing pond with associated access (reserved matters – landscaping only), rear of 169 Main Street, Stanton Under Bardon – Charles Church North Midlands

On the motion of Councillor O’Shea, seconded by Councillor Crooks, it was

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

- (l) 13/00142/ADV – Display of internally illuminated estate signage board, land off Sketchley Meadows, Burbage – Hinckley & Bosworth Borough Council

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

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

- (m) 13/00143/ADV – Display of internally illuminated estate signage board, Sunnyside Park, Hinckley – Hinckley & Bosworth Borough Council

It was moved by Councillor Crooks, seconded by Councillor Taylor and

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

- (n) 13/00151/ADV – Display of internally illuminated estate signage board, Hinckley Business Park, Brindley Road, Hinckley – Hinckley & Bosworth Borough Council

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

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

- (o) 13/00138/FUL – Erection of composting toilet, Allotment Gardens, Ratby Road, Groby – Mrs Katharine Griffiths

Councillor Witherford left the meeting at 9.25pm.

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

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

- (p) 13/00227/FUL – Change of use from B2 to B8 storage / distribution, addition of internal first floor offices, insertion of additional windows at first floor level, Unit G Fleming Road, Hinckley – Mr T Clinton

On the motion of Councillor Crooks, seconded by Councillor O’Shea, it was

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

19 APPEALS LODGED AND DETERMINED

It was moved by Councillor Crooks, seconded by Councillor Taylor and

RESOLVED – the report be noted.

20 APPEALS PROGRESS

It was moved by Councillor Crooks, seconded by Councillor Taylor and

RESOLVED – the report be noted.

21 DELEGATED DECISIONS ISSUED

It was moved by Councillor Crooks, seconded by Councillor Taylor and

RESOLVED – the report be noted.

(The Meeting closed at 9.27 pm)

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CHAIRMAN