

MINUTES OF REMOTE MEETING OF THE PLANNING COMMITTEE

HELD ON MONDAY 11TH MAY 2020 AT 6.00PM

BY CONFERENCE CALL

Present: Cllr Mrs M Lynch (in the chair)
Cllrs Mrs D Glenville, Mrs L Hoelmer, Mr K Lynch, Mr N Robinson, Mr R Mayne, Mrs M Sherwin, Mr B Walker, Mr H Wilkins, Mr P Williams

Due to IT issues experienced during the meeting Cllrs Mr Mayne, Mrs Sherwin and Mrs Hoelmer lost connection at intervals. The meeting remained quorate throughout.

In attendance: J Perry (Deputy Principal Officer)
H Thomasson (Principal Officer) – arrived late
R Parish (Project Officer) – arrived late
Cllr Mr R Flemming

2 Members of the public

These minutes are subject to approval at the next planning committee meeting

252. APOLOGIES FOR ABSENCE

There were no apologies for absence at this time.

253. MEMBERS' DECLARATIONS OF INTEREST

Cllrs Mr Lynch and Mr Walker, as members of Hinckley & Bosworth Borough Council Planning Committee, declared that they would not vote on any item on this agenda, reserving their right to vote later in the local planning process. Cllr Mr Williams declared a personal, non-pecuniary interest in application 20/00387/REM – 8 Crossways.

254. MINUTES OF MEETING HELD MONDAY 20TH APRIL 2020

The minutes of the meeting held Monday 20th April had been circulated and were considered. Proposed by Cllr Mr Lynch, seconded by Cllr Mrs Glenville, it was

RESOLVED– that the minutes of the meeting held Monday 20th April 2020 be approved and signed by the chairman.

255. MATTERS ARISING

There were no matters arising.

256. PUBLIC QUESTIONS & COMMENTS

One member of the public spoke in objection to application 20/00264/OUT– 64 Lychgate Lane and had also submitted a written representation on the same application, which had been circulated to members prior to the meeting.

257. APPLICATIONS HAVING RECEIVED CONSENT

- 20/00197/HOU 24 Garden Close - Single storey rear extension
- 20/00245/HOU 158 Wolvey Road - Single storey rear extension
- 20/00207/HOU 83 Coventry Road - Two Storey Rear Extension & Single Storey Side Extension
- 20/00151/HOU 38 Cardinal Drive - Single storey rear extension

258. APPLICATIONS HAVING BEEN REFUSED

- 20/00181/HOU Woodfields 119 Sapcote Road -Detached double garage at front of house
- 20/00155/FUL 135 Lutterworth - Detached carport at the front of the property

259. REVIEW OF APPLICATIONS RECEIVED

[20/00252/OUT](#) 1 The Meadway – Erection of new dwelling (outline – access only) (re-consultation)

No objections

Agree 7	Disagree 0	Abstain 2
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[20/00254/HOU](#) 1 The Meadway – Remodelling of existing dwelling including front and rear extensions, conversion of garage to habitable room and loft conversion along with external cladding (re-consultation)
Members resolved to continue their objection to the re-consultation as previously submitted as the changes made to the plans did not address their concerns that the proposed plans would be out of keeping in the street scene by way of the overuse of cladding and overdevelopment of the plot.

Agree 5	Disagree 2	Abstain 2
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[20/00358/HOU](#) Spruce Cottage, Bullfurlong Lane – One and a half storey side extension and single storey porch to front

No objections

Agree 7	Disagree 0	Abstain 2
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[20/00264/OUT](#) 64 Lychgate Lane – New detached dwelling (Outline – access and layout to be considered) (re-consultation)
Having considered the comments made by the member of the public and reflected on the revised plans, members resolved to continue with their previously submitted objection. The access to the dwelling would be via Flamville Road which is very narrow and congested with parked cars and no pedestrian footway. The parking provision for two vehicles off the road in front of the proposed dwelling was considered to be inadequate and at an inaccessible angle despite the modest recessing of the dwelling on the new plan, leaving no ability for vehicles to turn. Members also felt that the proposed dwelling was too large for the size of the plot and would be overbearing in its surroundings with too little garden space. Cllr Mr Barry

Walker agreed to call the application in to Hinckley & Bosworth Planning Committee.

Agree 8	Disagree 0	Abstain 2
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One member of the public left the meeting at this point

[20/00342/HOU](#) 168 Rugby Road – Single storey rear extension

No objections

Agree 8	Disagree 0	Abstain 2
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[20/00262/HOU](#) 4 Spinney Road – Single storey rear extension

No objections

Agree 8	Disagree 0	Abstain 2
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[20/00369/HOU](#) 7 Rufford Close – Single storey rear extension

No objections

Agree 8	Disagree 0	Abstain 2
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[20/00349/HOU](#) Sketchley House, Watling Street – Single storey link extension, dormer extension at side, alterations

Whilst there were some concerns regarding the application being out of keeping with the original property, which is a locally listed property and the dormer window proposal for the outbuildings, members resolved to make no objection.

Agree 7	Disagree 0	Abstain 3
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[20/00387/REM](#) 8 Crossways – Approval of reserved matters (appearance, access, scale, layout and landscaping) of outline permission 19/00619/OUT
Cllr Mr Williams had declared a personal interest in this application and did not take part in the discussion comments or vote.

No objections

Agree 7	Disagree 0	Abstain 2
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[20/00416/HOU](#) 77 Sketchley Road – Single storey rear extension and rear dormer window with balcony

Members objected to this application as it was felt that the proposed balcony, on a narrow plot, would result in an unacceptable loss of privacy for neighbouring properties.

Agree 7	Disagree 1	Abstain 2
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[20/00396/FUL](#) 28 Oak Close – One dwelling

Members objected to the application as the proposed dwelling would create an undesirable terracing effect and be an overdevelopment of a very small plot. It was also felt that there would be inadequate parking provision and would result in a loss of parking provision for the existing dwelling.

Agree 8	Disagree 0	Abstain 2
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[20/00383/TPO](#) Sketchley House, Watling Street – Removal of lateral limb of Black Poplar and remove Larch and Rowan trees

On discussing the application members felt that there was insufficient information available to have an informed discussion and as there was no qualified tree survey available, they felt that they must object to the

application. With regard to the Black Poplar there were concerns that, being a protected tree species under LCC biodiversity, removal of a lateral limb may compromise the tree and make it vulnerable to instability. Members would also wish to see any removal of confirmed dead or dying trees be replaced.

Agree 8	Disagree 0	Abstain 2
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260. ITEMS OF INTEREST FROM BOROUGH PLANNING

Members noted the following application was to be reported to the 19th May 2020 Borough Planning Committee and the respective public speaking notice, which had been circulated:

19/00947/OUT Land off Sketchley Lane – Development comprising of up to 140 dwellings and extension of Sketchley Meadows Business Park

261. WORKING PARTY REPORTS

(a) National Rail Freight Interchange

There had been no meeting of the working party. Cllr Mr Williams reported that government had recently approved the West Midlands Interchange and agreed to circulate the full report he had read to members.

(b) Neighbourhood Plan

There had been a meeting of the working party on 24th April and minutes had been circulated. Cllr Mr Flemming gave a brief report to members explaining that the Independent Examiner's (IE) report had been received and that the Borough would be reporting their decision back to the IE after further consultation with the working party. After discussions between the working party and Borough it was felt that an extension to 6th June 2020 for a response should be sought and Cllr Flemming asked members for their agreement to make this request. Members voted unanimously to agree to this request. The next meeting of the working party was confirmed as Wednesday 13th May 2020 at 7.30pm by video conference call. The working party recommendations were then to be presented at an Extraordinary meeting of the Full Council called by the chairman, Cllr Mr Williams for Friday 15th May 2020 at 6.00pm by video conference call.

262. NEXT MEETING DATE

Monday 1st June 2020, 6.00pm – by video conference call

There being no further business, the meeting closed at 7.45pm.