

# **BIDFORD ON AVON PARISH COUNCIL**

## **In the County of Warwickshire**



Minutes of the Planning Application Committee held on Monday 14<sup>th</sup> February @ 7.30 pm at the Parish Council Meeting Room, Bramley Way.

### **PRESENT**

Chairman                    Cllr. Sandle  
Cllrs.                         Atkins, Fleming, Hill, Hiscocks, Gerrard, Mrs. Keeley, Langston,  
                                     Spiers and Williams

Also present:                11 member of the public and 1 member of the press

In attendance              Mrs. E. Uggerløse, Clerk to the Parish Council

### **1. TO RECEIVE AND ACCEPT APOLOGIES**

*No apologies*

### **2. TO RECEIVE DECLARATION OF INTERESTS ON ITEMS ON THE AGENDA**

All members of the Council are respectfully reminded that in order to comply with the Code of Conduct adopted by the Parish Council on 2<sup>0th</sup> August 2007 if any matter arises during the meeting in which they have Declared an Interest which could be personal or prejudicial they should declare so and leave the room.

*Cllr. Hiscocks declared an interest in item 5*

### **3. APPROVAL OF THE MINUTES OF THE PLANNING MEETING HELD ON MONDAY 10<sup>TH</sup> JANUARY 2011**

Proposed by Cllr. Mrs. Keeley , accepted as being accurate and signed by the Chairman

### **4. PUBLIC FORUM**

- Farmington Farm – the applicant requested the Parish Council to reconsider its decision to object in view of the circumstances as it

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fulfilled the requirement that the buildings be saved and added that it fulfilled some of the requirements of the Parish Plan, namely "small 4/5 house developments".

- Moor Hall Farm: there were a number of objections from Broom residents to this:
  - Serious implications
  - Visual impact
  - Contravention of planning permission
  - The business is spreading too much
  - Impact on the rural area and attractive countryside: mention was made of the heart of England Way
  - Environmental issue – area is on the flood plain and the presence of oil could represent serious problem
  - Movement of heavy machinery along Waterloo Road
  - Landscaping an issue on an agriculture area
- Agents for Moor Hall Farm stated that:
  - Planning Application had been withdrawn and this application was an inter measure to support storage
  - Environment Agency had no objections
  - Due to the current economic situation there was more need for storage of the machinery which is not being used.

**5. TO RECEIVE REPLY FROM THE NEW HEAD OF PLANNING AND THE ARBORICULTRE DEPARTMENT IN RESPECT OF APPLICATION No., 10/02391/TPO**  
Replies **NOTED**

**6. TO CONSIDER CORRESPONDENCE FROM P. HARVEY IN RESPECT OF THE FARMINGTON FARM APPLICATION**

Members had carried out a site visit prior to the meeting to ascertain the comments made by the applicant, and they proposed the Parish Council retract its objection as it will be an improvement and it did fulfil housing requirement as per the Parish Plan and the conversion was being made with as few alterations as possible to the existing buildings.

**RESOLVED** the Parish Council to withdraw its objection.

## **7. TO CONSIDER THE THREAT TO THE CLOSURE OF BIDFORD LIBRARY (circulated)**

It was noted that :

- All libraries within the country, bar four, would be affected
- North Warwickshire and Stratford-on-Avon Districts come out worse despite the fact they are the most rural districts of the county
- Rural districts require the services offered by the public library and the proposed closures show a lack of vision on the part of Warwickshire County Council.
- It is the reverse of even handedness and hits the weakest.
- Bidford library was given as part of the village development and is a fundamental community facility.
- The Parish Council has contributed financially to the library and there have payments made under S106 agreements, which are to Bidford Library **not** the Warwickshire Library Service.

It was proposed that:

- The Parish Council write to WCC opposing the proposed closures
- There can be little benefit to WCC as the library is an integral part of the building
- It should be noted that it is the **only** community centre in a village of over 5,000 residents.
- Work together with the other villages within SDC where the library is threatened with closure
- The Parish Council obtain details such as cost, membership etc.

### **RESOLVED**

- The Parish Council to write to WCC opposing the closure
- The Parish Council to obtain details of cost, membership and other relevant information
- Copy of the letter to be sent to the Parish Councils of
  - Harbury
  - Henley in Arden
  - Kineton
  - Studley
  - N. Zahawi MP

## **8. TO CONSIDER THE FOLLOWING PLANNING APPLICATIONS**

- **10 02759 FUL – Mr. Spencer Shaw, 18 Cleeve Road, Marlcliff**  
New dwelling and detached double garage.

**RESOLVED** *No representation*

- **10/02762/FUL – IPS and PAL Trustees AG and EJ Cyrkunowicz, Unit 6, Beech Tree Park, B50 4JF**  
Proposed erection of extensions to front and side elevations and erection of palisade fencing to boundary.  
**RESOLVED** *No representation*
- **10/02786FUL Steve Felix, Blenheim Nursery, 7 Stratford Road, B50 4LU**  
Proposed erection of 1.7 m brick piers, 400 mm high dwarf walls with railings and entrance gates along southern boundary. Proposed alterations to existing vehicular access to widen bellmouth and increase width of gates entrance from 4m to 5.6 m  
**RESOLVED** Support on the following grounds:
  - The Parish Council is supportive of local businesses and of any measures that improve the business
  - It is a good safety measure following a serious break-in which damaged the business
  - The widening of the entrance will improve managing the business
  - It enhances the look of the area
- **11/00122/VARY R. S. Brookhouse Engineering (Evesham) Ltd., Moor Hall Farm, Wixford B49 6DL**  
Variation of condition 2 and Condition 5 of planning permission 00/01759/FUL to allow additional external storage of plant and machinery in the area shown on Plan PF8578/02
- **RESOLVED** to object on the following grounds:
  - Circumstances have not changed since the conditions were set
  - It was noted that the conditions, although made, were not adhered to and hence the storage area has gradually increased over the years to its present, unacceptable, level
  - Concern was also raised that an increase in the storage would also put unacceptable strain on Waterloo Road as all the heavy machinery would have to be driven through this, essentially, residential road.
- **11/00206/FUL Mr. and Mrs. Edwards 4 Howard Close B50 4EL**  
Single storey extension to rear  
**RESOLVED** *No representation*

#### 9. TO NOTE THE FOLLOWING PLANNING DECISIONS

- **09/00247/OUT Cranbrook Homes Ltd, Land at Friday Furlong, Friday Furlong**  
*Permission granted with conditions*
- **10/01766/FUL Mrs. Lisa Gilbert, Holly Cottage, 9 Kings Lane Broom**  
*Permission granted*

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**10. TO CONSIDER A FINANCIAL AGREEMENT WITH PERSIMMONS TO TAKE OVER THE MAINTENANCE FO THE PUBLIC OPEN SPACES ON THE PADDOCKS.**

**RESOLVED** to start negotiations by requesting £25,000

**11. TO CONSIDER THE VILLAGE MAINTENANCE CONTRACT**

Full details and maps had been circulated.

It was proposed the Parish Council should approach Warwickshire County Council and Stratford District Council for reimbursement of some of the costs.

**RESOLVED** To approve the full details of the contract and to request WCC and SDC to consider some payment to the Parish Council./

The meeting closed at approx. 9.05 pm