

Minutes of a meeting of the **PLANNING COMMITTEE** of Coleshill Town Council held in the Town Hall, High Street, Coleshill on Wednesday 26 February 2020

PRESENT: Councillor Battle in the Chair
 Councillors: Clayton, and P. Symonds.
 Also present: Cllr. Richardson.

83 APOLOGIES

There were apologies from Cllrs. Hayfield, Reilly and Sparkes.

84 DECLARATIONS OF INTEREST

There were no declarations of interest.

85 MINUTES OF THE MEETING HELD WEDNESDAY 22 JANUARY 2020

The minutes of the last meeting were proposed by Cllr. Clayton, seconded by Cllr. Symonds and **ACCEPTED** unanimously as a true record, without amendment.

86 MATTERS ARISING

None.

87 PLANNING APPLICATIONS

Appl. No.	Address	Applicant	Proposed Development	Comment
PAP/2020/0042	89 High Street Coleshill B46 3AG	Mr Lee Chiswell	Change of use from A1 to mixed use of A1 (hairdressers) and sui generis (beauty salon), including replacement windows and doors.	The Committee strongly recommended refusal. The Council's Neighbourhood Plan policy TCLENP1 is to support the Coleshill town centre. As there are already 12 hairdressers in a small market town, this application represents a further reduction in diversity of retail types and lower sustainability: other hairdresser establishments will be susceptible to closure. National policy PPS6 refers to the need to encourage diversification of uses in town centres. NW Planning Policy on retail sustainability and diversity should also be examined for reasons to refuse.
PAP/2020/0054	202 Coventry Road Coleshill	Mr Kayode Ogunbanjo	To provide an additional 2 no: guest bedrooms	No objections.

	B46 3EH		and to allow 8 car parking spaces and cycle parking to the rear.	
PAP/2020/0088	Hill House, 4 Blythe Road, Coleshill, B46 1AH	Mr & Mrs Melvin Smith	Erection of bungalow in existing residential curtilage.	No objections, subject to Highways agreement.

88 PLANNING DECISIONS

Appl. No.	Address	Applicant	Proposed Development	Comment
DOC/2018/0064	James Munday Rise Lichfield Rd, Grimstock Hill, Coleshill B46 1LE	C/O Acacia Associates Ltd	Approval of details cond's 3-7, 10, 11,12,13,14 of PAP/2016 /0723 re. contamination, construction method, signage, materials, landscaping, access, parking, manoeuvring, surface water, foul sewage & noise assessment.	Details Granted
PAP/2019/0496	Coleshill Manor Campus South Drive, Coleshill	Mr Damian Hosker	Emerge Surf - Recreational surfing centre and associated infrastructure	Pending
PAP/2019/0520 AMENDED	Almar Wyndshiels Coleshill B46 3DQ	F B Architect Limited	Demolition of bungalow and erection of No.2 detached dwellings and ancillary site works	Pending
PAP/2019/0522	Garage Site Adjacent Blythe Court Blythe Road Coleshill	Mr Andrew Kelleher	Demolition of existing and erection of new garages at ground level with 1 no:- two-bedroom flat and 1no:- one bed with additional parking spaces at the rear	Pending
PAP/2019/0605	57 Stonebridge Road B46 3HA	Mr Lee Hodson	Two storey side and rear extension with part single storey rear extension	Granted
DOC/2019/0110	Former Police Station Park Road/Birmingham Road B46 1DJ	Mr Graham Artis	Approval of details required by conditions No. 12 of planning permission PAP/2016/0249 dated 12 October 2016 related to access & egress measure, car parking and turning heads	Pending
PAP/2019/0621	1 Trajan Hill Coleshill B46 1TZ	Jessup	Approval of reserved matters for appearance, landscaping, scale and layout relating to erection of 20 dwellings with vehicular access	Pending
PAP/2019/0628	14 Doris Road Coleshill B46 1EJ	Sarah Goodchild	Single storey and two storey rear extension including first floor window in existing first floor side elevation	Granted
PAP/2019/0450	108 Coventry Road Coleshill B46 3EE	Mr K Jenkins	Outline permission for one dwelling - All Matters Reserved	Pending

PAP/2019/0630	Rear of 17 Coventry Road, B46 3BB	Mr A Crawford	Demolition of garage block and erection of two detached dwellings	Granted
PAP/2019/0635	3 Orchard Close Coleshill B46 1BD	Mr Gabor	Single storey front and rear extension	Granted
PAP/2019/0647	64 Coventry Road Coleshill B46 3EE	Elizabeth Duckmanton	Works to tree protected by a tree preservation order.	TPO Consent Granted
PAP/2019/0648	The Coach Hotel 150 High Street Coleshill B46 3BG	Mr McGroarty	Construction of single storey hotel bedroom detached annex building ancillary to the Coach Hotel, together with associated landscaping works.	Pending
PAP/2019/0683	The Coach Hotel 150 High Street Coleshill B46 3BG	Mr McGroarty	Listed building Consent for construction of single storey hotel bedroom detached annex building ancillary to the Coach Hotel, together with associated landscaping works.	Pending
PAP/2019/0693	4 Victoria Way Coventry Road Coleshill B46 3FD	Mrs Pat Baker	Erection of single storey extension and porch.	Granted

89 CORRESPONDENCE

The HS2 representatives on the SMZ, Mr. Peter Rafferty and Barry Moore, had been asked if they would consider providing the responses to the Section 17 planning consultations. Their reply was that they were prepared to help but had limited capacity to cope with a frequent and large volume of releases.

Members discussed forming a virtual unit to receive communications and coordinate a response, depending on whoever raised a concern. It was **AGREED** unanimously that this should be the two members representatives on the SMZ, together with Cllrs. Battle, Clayton and P. Symonds.

90 ANY OTHER BUSINESS RELEVANT TO THIS COMMITTEE

None.

At this point, as there was no further business, the Chairman closed the meeting at 7.47 p.m.

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Chairman