

- Finance
- Other Chief Officers
- District Councils North Warwickshire Borough Council - No objection.
- Health Authority
- Police
- Other Bodies/Individuals See paragraphs 2 and 3.

FINAL DECISION **YES/NO** *(If 'No' complete Suggested Next Steps)*

SUGGESTED NEXT STEPS :

Details to be specified

- Further consideration by this Committee
- To Council
- To Cabinet
- To an O & S Committee
- To an Area Committee
- Further Consultation

Regulatory Committee – 7th July 2005

Kingsbury Infant and Junior Schools - Construction of an Extension to Link the Infant and Junior Schools

Report of the Director of Planning, Transport and Economic Strategy

Recommendation

That the Regulatory Committee authorises the grant of planning permission for the construction of an extension to link Kingsbury Infant and Junior Schools, incorporating the new main entrance, offices and staff room with associated toilet facilities at Kingsbury Infant and Junior Schools, Bromage Avenue, Kingsbury, subject to the conditions and for the reasons contained in **Appendix B** of the report of the Director of Planning, Transport and Economic Strategy.

APPLICATION NO: NW35/05CC016.

SUBMITTED BY: Property Services

RECEIVED BY: The Director of Planning, Transport & Economic Strategy on 13/5/05.

ADVERTISED DATE: N/A.

THE PROPOSAL: Construction of an extension to link Kingsbury Infant and Junior Schools.
[Submitted under Regulation 3 of the Town and Country Planning General Regulations 1992].

SITE AND LOCATION: Kingsbury Infant and Junior Schools, Bromage Avenue, Kingsbury.
See **Appendix A**

1. Application Details

- 1.1 The application proposes to construct a new extension block, that would link the two schools together. The main objective of the scheme is for the schools to join and become Kingsbury Primary School.
- 1.2 The proposed infill building would be single storey and comprise of a new main entrance, secretaries office, head teachers office, staff room and associated toilets, one of which being disabled.
- 1.3 The extension would measure 3.2m in height and have an approximate area of 260m². The brickwork of the new development would be Ibstock Himley Russet to match the clasp brick clad infant school. The extension would consist of a flat roof and external windows and doors would be powder coated aluminium.
- 1.4 An extension link would provide the amalgamated school with additional office space. There would not be an increase in the number of pupils attending the school and therefore would be no additional traffic.

2. Consultations

- 2.1 **North Warwickshire Borough Council** – No objection.
- 2.2 **Kingsbury Parish Council** – No comments received.
- 2.3 **Councillor B Moss** – No comments received.

3. Representations

- 3.1 None received.

4. Observations

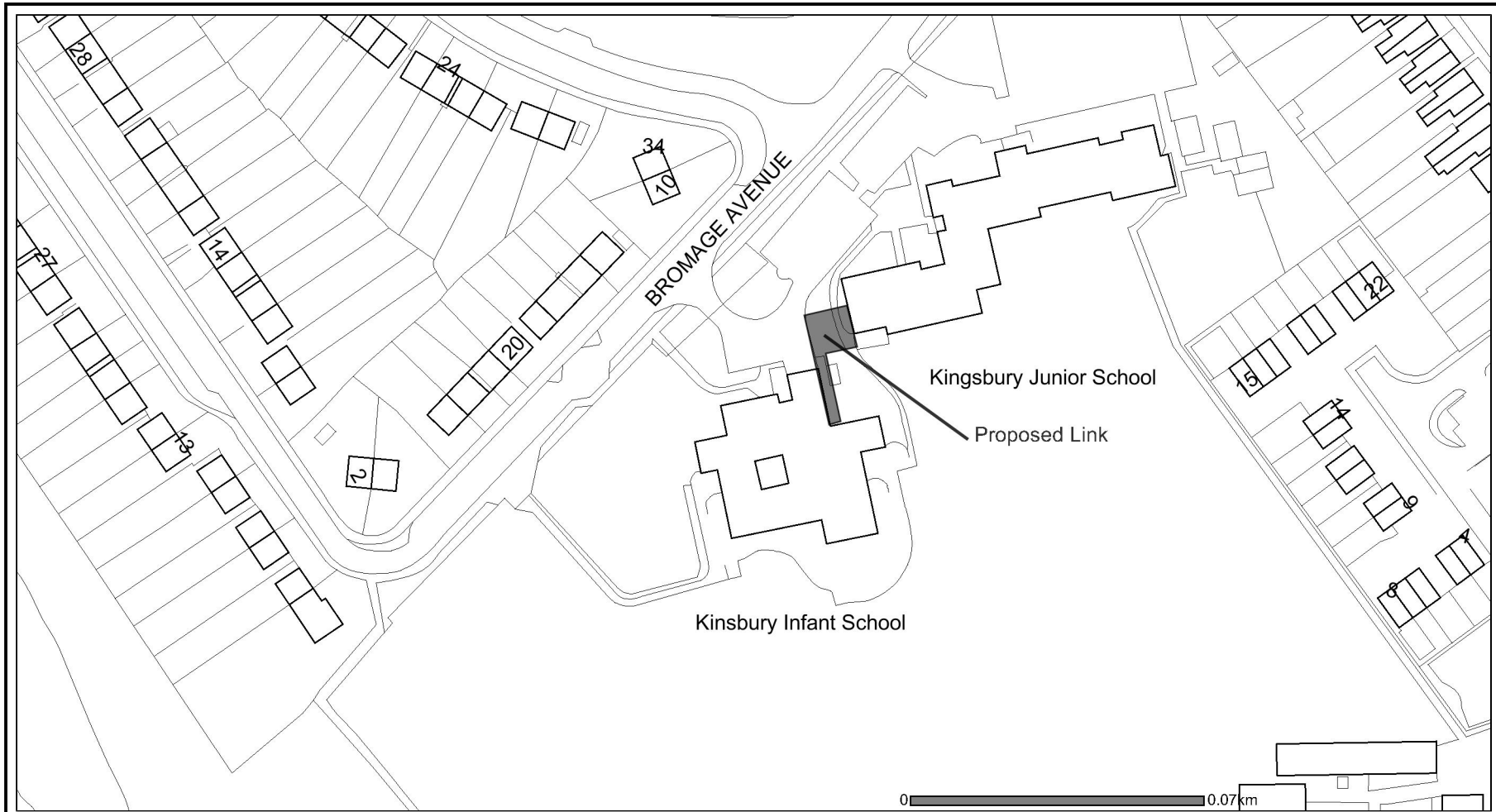
- 4.1 Kingsbury Infant and Junior Schools are located within a residential area on Bromage Avenue, east of the River Tame and Kingsbury Water Park.
- 4.2 The extension is proposed on land between the existing two school buildings. The proposed infill accommodation would allow for the efficient management of the school.
- 4.3 The infill building would be constructed from building materials that would match the existing schools and would therefore harmonise with the appearance of the existing development.
- 4.4 Although the extension proposed would involve the felling of four trees, these would be replaced in a landscaping scheme and a condition is suggested to ensure this.
- 4.5 Policy ENV7, Environmental Enhancement Zone and ENV13, Green Space contained in the North Warwickshire Local Plan (Adopted in May 1993) are relevant to the proposal. The proposed single storey extension would have little

visual impact on the nearest residential properties approximately 50 metres away. The development would not impinge on the protected Green Space and would have no adverse impacts on a designated Conservation Area some distance away.

- 4.6 In conclusion the proposals accord with the relevant policies and would harmonise the appearance of the school. This application would not cause detriment to the environment and would ensure a more efficient use of the existing school building.

JOHN DEEGAN
Director of Planning, Transport and Economic Strategy
Shire Hall
Warwick

21st June 2005



APPENDIX A OF AGENDA NO.

Scale 1: 1500	Ref No. NW35/05CC016	Drawn Thomas Cox
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Regulatory Committee 7th July 2005
 Subject
Proposed Link - Kingsbury Infant Schools

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Warwickshire
County Council

John Deegan
Director of Planning, Transport
and Economic Strategy
Shire Hall, Warwick, CV34 4SX

Regulatory Committee – 7th July 2005

**Kingsbury Infant and Junior Schools - Construction of an
Extension to Link Kingsbury Infant and Junior Schools**

Application No: NW35/05CC016

Commencement Date

1. The development hereby approved shall be commenced no later than 5 years from the date of this permission.

Pre-Commencement

2. No development shall take place until full details of soft landscape proposals have been submitted to and approved in writing by the County Planning Authority. These details should include a planting plan, written specifications, schedules of plants noting plant species, sizes and proposed numbers/densities where appropriate.

General Operations

3. The development hereby permitted shall not be carried out other than in accordance with the submitted application ref: NW35/05CC016, drawing B3, B6 and specification.

Reasons

1. To comply with the Town and Country Planning Act 1990.
2. To ensure a satisfactory standard of development in the interest of the visual amenities of the area.
3. To ensure a satisfactory standard of development in the interest of the visual amenities of the area.

Development Plan Policies And Proposals Relevant To The Decision To Grant Permission

Warwickshire Structure Plan 1996 – 2011

- (i) ER1 (Natural & Cultural Environmental Assets).

North Warwickshire Local Plan adopted May 1995

- (i) ENV7 (Environmental Enhancement Zone).
- (ii) ENV13 (Green Spaces in Settlements).
- (iii) ENV14 (Conservation Areas).

Reasons For The Decision To Grant Permission

The development hereby permitted is in accordance with the relevant provisions of the development plan and there are no contrary material considerations sufficient to require refusal.

Note: The policies, proposals and reasons given above are only summaries of the considerations set out more fully in the committee report.