

# Regulatory Committee

21<sup>st</sup> November 2006

# Agenda

The Regulatory Committee will meet at the **SHIRE HALL, WARWICK** on **TUESDAY** the **21<sup>st</sup> NOVEMBER 2006** at **10 a.m.**

**Members please note that there will be a pre-meeting training session at 9.30 a.m. on the 21<sup>st</sup> November.**

The agenda will be:-

## 1. General

- (1) Apologies.
- (2) Members Disclosures of Personal and Prejudicial Interests.

**Note: Members are reminded that they should declare the existence and nature of their interests at the commencement of the relevant item (or as soon as the interest becomes apparent). If that interest is a prejudicial interest the Member must withdraw from the room.**

Personal interests relating to any item on the agenda arising by virtue of the member serving as a District/Borough councillor are declared below:-

Councillor Peter Barnes – Stratford-on-Avon District Council  
Councillor Michael Doody – Warwick District Council  
Councillor Pat Henry – Nuneaton and Bedworth Borough Council  
Councillor Joan Lea – North Warwickshire Borough Council  
Councillor Sue Main – Stratford-on-Avon District Council  
Councillor Brian Moss – North Warwickshire Borough Council  
Councillor Mike Perry – Stratford-on-Avon District Council  
Councillor Dave Shilton – Warwick District Council

- (3) Minutes of the meeting held on the 17<sup>th</sup> October 2006 (copy attached) and Matters Arising.

## 2. Applications for Determination

Reports of the Strategic Director for Environment and Economy.

### **(1) “Longstaples”, Ettington – Construction of a Waste Station**

Construction of transfer waste station consisting of bunkers, storage shed and associated yards and roadways at “Longstaples”, Warwick Road, Ettington.

#### Recommendation

That the Regulatory Committee authorises the refusal of planning permission for the construction of a waste transfer station consisting of bunkers, storage shed and associated yards and roadways at “Longstaples”, Warwick Road, Ettington, for the following reason:-

The proposed development constitutes sporadic development in the open countryside unrelated to the needs of agriculture or forestry and as such is contrary to policies GD.3 and GD.5 of the Warwickshire Structure Plan, policies STR.1, CTY.1 and CTY.3 of the Stratford-on-Avon District Local Plan Review 1996-2011, and furthermore does not receive support from policies 1 and 8 of the Waste Local Plan for Warwickshire; the proposal would therefore produce an essentially unsustainable pattern of development which would be damaging to the character and appearance of the countryside by consolidating commercial and essentially urban land uses in an attractive rural location and would if approved set an undesirable precedent for further similar proposals within the county which in equity would prove increasingly difficult to resist.

### **(2) Highways Depot, Leicester Lane, Cubbington – Materials Recycling**

This report recommends the grant of planning permission for the periodic processing (crushing) of waste construction materials for recycling at the Highways Depot, Leicester Lane, Cubbington.

#### Recommendation

That the Regulatory Committee authorises the grant of planning permission for the use of land at the Highways Depot, Leicester Lane, Cubbington for periodic processing (crushing) of waste construction materials for recycling purposes, subject to the conditions and for the reasons contained in Appendix B of the report of the Strategic Director for Environment and Economy.

### **(3) Trinity Road Scrap Metal Yard, Kingsbury – Construction of a New Gatehouse, Weighbridge Office and Crew Room building together with a Retrospective Application for the End of Life Vehicle Dismantling Building and Two Weighbridges**

This application is for the construction of a new gatehouse, weighbridge office and crew room building together with retrospective application for the end of life vehicle dismantling building and two weighbridges at Trinity Road Scrap Metal Yard, Kingsbury.

### Recommendation

That the Regulatory Committee authorises the grant of planning permission for the construction of a new gatehouse, weighbridge office and crew room building together with the grant of planning permission for the retrospective application for the end of life vehicle building and two weighbridges at Trinity Road Scrap Metal Yard, Kingsbury, subject to the conditions and for the reasons contained in Appendix B of the report of the Strategic Director for Environment and Economy and subject to no further representations being received by the 23<sup>rd</sup> November 2006, the end of the advertised public consultation period.

#### **(4) Wolston Sewage Treatment Works, Rugby – Erection of one kiosk and access improvements**

This report recommends the grant of planning permission for the construction of one kiosk and access improvements including the provision of a new bridge at Wolston Sewage Treatment Works, Wolston Lane, Wolston, Rugby.

### Recommendation

That the Regulatory Committee authorises the grant of planning permission for the erection of one kiosk and access improvements including the provision of a new bridge at Wolston Sewage Treatment Works, subject to the conditions and for the reasons contained in Appendix B of the report of the Strategic Director for Environment and Economy.

#### **(5) Exhall Grange School, Bedworth – New Hall Block, Gym Block, Plus Various Extensions**

This report recommends the grant of planning permission for a new hall block, gym block and covered ways, plus various extensions, hard play areas, access roads, turning areas and car parking at Exhall Grange School and Science College, Wheelwright Lane, Ash Green, Bedworth.

### Recommendation

That the Regulatory Committee authorises the grant of planning permission for a new hall block, gym block and covered ways, plus various extensions, hard play areas, access roads, turning areas and car parking at Exhall Grange School and Science College, Wheelwright Lane, Ash Green, Bedworth, subject to the conditions and for the reasons contained in Appendix B of the report of the Strategic Director for Environment and Economy.

### **3. Any Other Items**

which the Chair decides are urgent.

JIM GRAHAM  
Chief Executive

### **Committee Membership**

Councillor Peter Barnes (Vice-Chair), Richard Chattaway, Michael Doody, Pat Henry, Joan Lea (Chair), Barry Longden, Sue Main, Brian Moss, Mike Perry, Dave Shilton, Ian Smith and John Wells.

## **The reports referred to are available in large print if requested**

**General Enquiries:** Please contact Phil Maull, Performance and Development Department on 01926 412834 or e-mail [philmaull@warwickshire.gov.uk](mailto:philmaull@warwickshire.gov.uk)  
**Enquiries about specific reports:** Please contact the officers named in the reports