

**Coventry City Council**  
**Minutes of the Meeting of Planning Committee held at 2.00 pm on Wednesday, 20**  
**November 2019**

Present:

Members:

Councillor L Harvard (Chair)  
Councillor N Akhtar  
Councillor P Akhtar  
Councillor A Andrews  
Councillor R Bailey  
Councillor J McNicholas  
Councillor C Miks  
Councillor D Skinner  
Councillor S Walsh

Employees (by Directorate):

Place: M Andrews, S Choudhury, R Hall, A Lynch, C Sinclair, N  
Smith, E Spandley, C Thomson

Apologies: Councillors R Auluck and L Kelly

**Public Business**

**53. Declarations of Interest**

There were no declarations of interest.

**54. Members Declarations of Contact on Planning Applications**

The Members named declared a contact on the following applications as indicated:

<b>Application No.</b>	<b>Councillor</b>	<b>From</b>
FUL/2019/1923 – 1A Brandon Lane	All Members of Committee	The applicant
FUL/2019/2516 – Land at Spencer Sports and Social Club, Albany Road	All Members of Committee	The applicant

**55. Minutes of the Meeting held on 24 October 2019**

The minutes of the meeting held on 24 October were signed as a true record.

**56. Late Representations**

The Committee noted a tabled report which summarised late representations and responses on the following:

<b>Application</b>	<b>Site</b>	<b>Minute</b>
RMM/2019/1030	Land bounded by Hall Brook, Bennetts Road South, Sandpits Lane and Tamworth Road	58
FUL/2019/1923	1A Brandon Lane	59
FUL/2019/1849	15 Cloud Green	60
FUL/2019/2516	Land at Spencer Sports and Social Club Albany Road	61

**57. Outstanding Issues**

There were no outstanding items.

**58. Application RMM/2019/1030 - Land Bounded by Hall Brook, Bennetts Road South, Sandpits Land the Tamworth Road**

The Committee considered a report of the Head of Planning and Regulation detailing the above submission of reserved matters (layout, internal access arrangements, scale, appearance and landscape details) for Phase 1 comprising of 322 dwellings and details of green infrastructure strategy for all phases (excluding third party land) and a temporary construction access pursuant to OUT/2014/2282. The application was recommended for approval.

Councillor G Williams, a Bablake Ward Councillor, and 3 registered speakers attended the meeting and spoke in respect of their objections. The applicant's representative spoke in support of the application.

The Late Representation report set out and recommended amendments to Conditions 1 and 6 and an additional Condition (7). The Committee noted a typographical error in condition 1 in that the approved document number P17-2797\_28Z had been duplicated and the condition should also include document number P17-2797\_29A.

**RESOLVED that planning permission be granted in respect of application RMM/2019/1030 subject to amendments to Conditions 1 and 6 and an additional Condition (7) as set out in the Late Representation report.**

**59. Application FUL/2019/1923 - 1A Brandon Lane**

The Committee considered a report of the Head of Planning and Regulation detailing the above retrospective application for change of use of land to extend existing car park and to provide outdoor amenity space. The application was recommended for refusal.

Councillor J Mutton, a Binley and Willenhall Ward Councillor, attended the meeting with the applicant's representative and both spoke in support of the application.

**RESOLVED that planning permission for Application FUL/2019/1923 be refused.**

**60. Application FUL/2019/1849 - 15 Cloud Green**

The Committee considered a report of the Head of Planning and Regulation detailing the above application for a two-storey side and single storey rear extension and conversion to a house in multiple occupation for 7 people (HIMO, sui generis). The application was recommended for approval.

Councillor T Sawdon, a Wainbody Ward Councillor, attended the meeting and spoke in respect of his objections to the application.

Following discussion of the application and matters raised at the meeting, the Committee considered that the application represented an overdevelopment of the site.

**RESOLVED that planning permission for Application FUL/2019/1849 be refused for the reason that it was an overdevelopment of the site.**

**61. Application FUL/2019/2516 - Land at Spencer Sports and Social Club, Albany Road**

The Committee considered a report of the Head of Planning and Regulation detailing the above application for the erection of 55 student clusters and 55 self-contained studio apartments (total of 436 student bedrooms) over 2 & 6 storey buildings, with Community Space (Use Class D1), accessed off Albany Road; supported by dedicated student amenity facilities, cycle parking, vehicle parking, landscaping, enclosed bin store and other associated works. The application was recommended for approval.

**RESOLVED that the grant of planning permission be delegated to the Head of Planning and Regulation subject to conditions and the completion of a S106 Agreement to secure the contributions listed within the report.**

**62. Any other items of public business which the Chair decides to take as matters of urgency because of the special circumstances involved**

There were no other items of public business.

(Meeting closed at 5.50 pm)