

**Coventry City Council**  
**Minutes of the Meeting of Cabinet Member for Housing and Communities held at**  
**10.30 am on Thursday, 28 July 2022**

Present:

Members: Councillor D Welsh (Chair)  
Councillor M Lapsa (Shadow Cabinet Member)  
Councillor S Nazir (Deputy Cabinet Member)

Employees Present: D Butler, Planning and Regulation  
U Patel, Law and Governance  
C Styles, Planning and Regulation  
C Thomson, Law and Governance

Apologies: Councillor R Bailey and L Bigham (Chair of Communities and Neighbourhoods Scrutiny Board (4))

## **Public Business**

### **7. Declarations of Interest**

Councillor S Nazir declared an 'Other Interest' in the matter the subject of Minutes 9 and 10 below headed "Tall Building & View Management Framework SPD Public Consultation" and "Locally Listed Building Nominations Consultation" as she is a member of the Planning Committee. Councillor Nazir was present in the meeting by invitation in her role as Deputy Cabinet Member and not in a decision-making capacity. She remained in the meeting and did not participate in the discussions.

### **8. Minutes**

The minutes of the meeting held on 29 June 2022 were agreed and signed as a true record. There were no matters arising.

### **9. Tall Building & View Management Framework SPD Public Consultation**

The Cabinet Member considered a report of the Director of Streetscene and Regulatory Services which sought authority to consult for a six week period on the draft Tall Building and View Management Framework Supplementary Planning Document (SPD).

SPDs added further detail to the policies in the Local Plan by cannot introduce new policy. They provided additional information and are a material consideration when determining planning applications. This SPD would give developers guidance when considering tall buildings throughout the city and detailed information regarding the protected views or our three spires.

This particular SPD provided significant additional detail to policy CC4 of the Area Action Plan (AAP) regarding the protected view cones within the city centre that would ensure that the valued views of the three spires were retained. This analysis

included work to identify limited areas where development was possible without eroding views.

Regulations 11 to 16 of the Town and Country Planning (Local Planning) (England) Regulations 2012 sets out requirements for producing SPDs. This included a minimum statutory public consultation for a period of four weeks. However, the Council's recently adopted Statement of Community Involvement sets out a local standard that SPDs should be consulted on for six weeks, therefore this is what would be adhered to. The draft SPD was attached as Appendix 1 of the report.

It is also a legal requirement under the Environmental Assessment of Plans and Programmes Regulations 2004 (SEA Regulations) to consider whether or not Strategic Environmental Assessment (SEA) of the SPD should be undertaken. The process for whether or not an SEA was required is called screening and it would determine whether a plan would have significant environmental effects. The screening opinion undertaken was attached as Appendix 2 of the report and concluded that an SEA was not needed as the SPD elaborates on existing policy. This screening report must be consulted on so that three statutory bodies (Historic England, Natural England and the Environment Agency) could respond. It made sense to make the screening report publicly available for comment at the same time as the SPD was being consulted on.

An Equalities Impact Assessment (EIA) had also been undertaken, the results of which were attached at Appendix 3 of the report. This would also form part of the public consultation.

Responses would be analysed, and the SPD amended accordingly, before submitting to Cabinet for final adoption, in line with the legislation, the Cabinet report would include a statement setting out the details of the consultation, a summary of the main issues raised and how they had been addressed.

**RESOLVED that, the Cabinet Member authorises a six-week public consultation on the draft Tall Building & View Management Framework Supplementary Planning Document (SPD).**

#### 10. **Locally Listed Building Nominations Consultation**

The Cabinet Member considered a report of the Director of Streetscene and Regulatory Services which sought authority to consult for a six-week period on the Local Listed Building Nominations.

Nominations for Locally Listed Buildings can be submitted by members of the public, stakeholders and organisation via the council's website. Any received would be checked to ensure compliance with the requirement of the scheme before going out to public consultation for a period six weeks.

The following nominations were detailed in Appendices 1-9 of the report:

- **Sir Guy and the Dun Cow sculpture**, installed after Broadgate House was completed, circa 1953

- **George Eliot and Charles Ward Building**, formerly Coventry Art College, Cope Street
- **Allesley Hotel**, Birmingham Road, Elizabethan origins, with early 19<sup>th</sup> century alterations and mid-20<sup>th</sup> century additions
- **St Columba's United Reform Church**, St Columba's Close, opened October 1931
- **Salt's Tobacconist's**, New Union Street, 1957-60, original to the period frontage, comprising wooden façade, tiling and notable original signage
- **42 Britannia Street**, constructed circa 1902, articulates period development defined in an Edwardian architectural style
- **Coronet Works**, Far Gosford Street, built circa 1898 as a factory for the assembly of cars, important to the development of the motor industry in the city
- **Optical Art Mural**, located on walkway between Bull Yard and Barracks Way, circa 1966, the only known example of Optical Art Mural in the city
- **Paris Cinema**, former Empire nightclub (formerly Crown Cinema, Paris Cinema and Riley's American Pool and Snooker Club), opened as Crown Cinema in 1912, taken over in 1925 as the first cinema run by Oscar Deutsch, famous founder of the Odeon cinema chain

Following consultation, officers would prepare a Statement of Representations detailing all of the views received during the consultation period, along with an officer recommendation regarding whether to list the Nominated building. A formal report detailing the recommendations would be submitted to Cabinet Member for consideration and ultimate decision.

Once a building is confirmed as Locally Listed, it would become a material consideration in determining planning applications.

**RESOLVED that the Cabinet Member approves the nominations listed in Appendices 1-9 of the report (also detailed above) for public consultation for a period of six weeks.**

#### 11. **Outstanding Issues**

There were no outstanding issues.

#### 12. **Any other item of public business which the Cabinet Member decides to take as matters of urgency because of the special circumstances involved**

There were no other items of business.

(Meeting closed at 10.50 am)