

# Barford Sherbourne and Wasperton Joint Parish Council

Minutes of the Meeting of the Planning Committee held on  
Thu 19 Apr 12 in Wasperton Village Hall

**Present:** Cllr J V Murphy (Chairman)  
Cllr: R Clay, D C Morrow, Mrs J L Longfield, Mrs A Gordon, Mrs R Newsome,  
M J Metcalfe\*, J T Wright

**Apologies:** Cllr: Mrs W Barlow, S J McVeigh, N F J Thurley ,  
\* Vice N F J Thurley

## Opening

157 The meeting opened at 7:30pm.

158 Two members of the public were present.

## Declaration of Personal and Prejudicial Interests

159 Cllr Clay considered he had a prejudicial interest in W 12 / 0109 and absented himself from the meeting whilst it was considered.

## Public Participation

160 Mr Winstone briefed the meeting on the strong opposition which he and his neighbours had to the proposals listed in application W 12 / 0109 which had been reported to WDC. Members took note

## Planning Applications

- 161 **Application No: W 12 / 0042 LB**  
Description: Installation of a stable door  
Address: 20 High Street, Barford, Warwick, CV35 8BU  
Applicant: S Falkland  
JPC Decision: No objection
- 162 **Application No: W 12 / 0109**  
Description: To use the garage conversion as a holiday let. Max occupancy two people. The conversion has a living/kitchen area, shower room and separate bedroom.(retrospective)  
Address: 22 Keytes Lane, Barford, Warwick, CV35 8EP  
Applicant: Ms Healey  
JPC Decision: The JPC objects on the following grounds:  
1. The subsequent use of the building (commercial holiday lettings) does not fit the character of the locality.  
2. It would create an adverse impact on the privacy of neighbouring dwellings.  
3. Close to a river frontage, the development is inimical to the character and appearance of the locality.  
4. The development may well generate problems with parking provision, access and highway safety.
- 163 **Application No: W 12 / 0328**  
Description: Proposed two storey pitched roofed rear extension with single storey lean to together with internal first floor alterations to form bathroom. Remove of single storey rear lean-to conservatory and single storey rear corrugated roofed kitchen and bathroom.  
Address: 28 Church Street, Barford, Warwick, CV35 8EN  
Applicant: Mr Ellis  
JPC Decision: No objection

164    **Application No:**   **W 12 / 0329LB**  
Description:           Proposed two storey pitched roofed rear extension with single storey lean to together with internal first floor alterations to form bathroom. Remove of single storey rear lean-to conservatory and single storey rear corrugated roofed kitchen and bathroom.  
Address:               28 Church Street, Barford, Warwick, CV35 8ENB  
Applicant:             Mr Ellis  
JPC Decision:         No objection

## Notifications

165    **Application No:**   **W 11 / 0804**  
Description:           Demolition of the existing property at No2 Church Street, Barford with a proposed replacement 2 bedroom dwelling, together with an additional 2 bedroom dwelling to the rear  
Address:               2 Church Street, Barford, Warwick, CV35 8EN  
Applicant:             Ms D Hope  
JPC Decision:         The JPC OBJECTS:  
                          1. The impact of the development on parking provision, access and highway safety.  
                          2. The inappropriate fenestration. The Barford Village Design Statement (BVDS) states: "Windows should be small with narrow glazing bars and tend to have a longer vertical than horizontal axis".  
                          3. The BVDS has the following guidance for infill in Zone 1: "There is some, albeit limited , scope for further infilling in this area because historically the village grew in a haphazard, unplanned manner sometimes leaving spaces between individual properties. Over the years many of these have been filled, some more sensitively than others. There are examples where properties have been built behind the existing frontage . While we may have become accustomed to those forms of development, they tend not to be appropriate. Any such development will need to be designed very carefully to retain the character of the Conservation Area and the setting of any adjacent listed buildings. Bear in mind that spaces can often be as important as buildings in defining character." This proposal runs contrary to some aspects of that advice.  
WDC Decision:         GRANTED

166    **Application No:**   **W 11 / 0805 CA**  
Description:           Demolition of the existing property at No2 Church Street, Barford  
Address:               2 Church Street, Barford, Warwick, CV35 8EN  
Applicant:             Ms D Hope  
JPC Decision:         No objection  
WDC Decision:         GRANTED

167    **Application No:**   **W 11 / 0865**  
Description:           Erection of an extension to stable block to form garage and log store  
Address:               Avonside House, 3 High Street, Barford, Warwick, CV35 8BU  
Applicant:             Mr & Mrs Mynott  
JPC Decision:         No objection  
WDC Decision:         GRANTED

168    **Application No:**   **W 11 / 0866 LB**  
Description:           Erection of an extension to stable block to form garage and log store  
Address:               Avonside House, 3 High Street, Barford, Warwick, CV35 8BU  
Applicant:             Mr & Mrs Mynott  
JPC Decision:         No objection  
WDC Decision:         GRANTED

- 169     **Application No:**   **W 11 / 0968**  
Description:           Construction of garden decking (retrospective application)  
Address:               2 Puck`s Lair, Sherbourne Court, Vicarage Lane, Sherbourne,  
                              Warwick, CV35 8AW  
Applicant:             Dr M Attariani  
JPC Decision:         The JPC objects to permission being granted for the retention of this  
                              structure which, being in the flood plain, constitutes an obstacle to  
                              flood water when the water course is in spate.  
WDC Decision:         GRANTED
- 170     **Application No:**   **W 11 / 1471**  
Description:           Erection of front garage and porch extension with pitched roof canopy  
                              above  
Address:               2 Fairfax Close, Barford, Warwick, CV35 8ER  
Applicant:             Mr Rob Miatt  
JPC Decision:         No objection  
WDC Decision:         GRANTED

### **Closure**

- 171     There being no further business the meeting closed at 8:10 pm