

**NUNEATON AND BEDWORTH BOROUGH COUNCIL**

**PLANNING APPLICATIONS COMMITTEE**

**17<sup>th</sup> December 2024**

A meeting of the Planning Applications Committee was held in the Town Hall, Nuneaton on Tuesday, 17<sup>th</sup> December 2024.

**Present**

Councillor C. Phillips (Chair)

Councillors: E. Amaechi, L. Cvetkovic (Vice-Chair), P. Hickling, N. King, M. Kondakor, S. Markham, B. Saru, J. Sheppard and R. Smith

Apologies: Councillor K. Wilson.

PLA30 **Minutes**

**RESOLVED** that the minutes of the meeting held on the 19<sup>th</sup> November 2024 be approved, and signed by the Chair.

PLA31 **Declarations of Interest**

**RESOLVED** that the declarations of interests are as set out in the Schedule attached to these minutes.

PLA32 **Declarations of Contact**

Councillor C. Phillips declared that she had received contact in the form of an email from a resident in relation to application 040331.

**IN PUBLIC SESSION**

PLA33 **Planning Applications**

**(Note: Names of the members of the public who submitted statements or spoke are recorded in the Schedule).**

**RESOLVED** that decisions made on applications for planning permission are as shown in the attached schedule, for the reasons and with the conditions set out in the report and addendum, unless stated otherwise.

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Chair

SCHEDULE OF APPLICATIONS FOR PLANNING PERMISSION AND  
RELATED MATTERS REFERRED TO IN MINUTE PLA33 OF THE  
PLANNING APPLICATIONS COMMITTEE ON 17<sup>th</sup> DECEMBER 2024

1. 039592 – Site 114B008 – Hall Farm, Church Lane, Exhall

Applicant – Opus Land (Nuneaton) Ltd.

**Public Speakers:** Councillor Will Markham (Ward Councillor)  
Councillor Rob Roze (Ward Councillor)  
Mrs Beryl Timms (Objector)  
Philip Bradley (Objector)  
Keith Fenwick (Agent)

**DECISION** that a site visit be arranged in order for Members to assess access to the site for vehicles, bicycles and emergency services.

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2. 040331 - 72 Cheverel Street, Nuneaton. CV11 5SD

Applicant – Mr Neil Green

**Public Speakers:** Daniel Green (Applicant)  
Mustafa Khalifa (Objector)  
Imteyaz Sheikh (Objector)

**DECISION** that planning permission be granted, subject the conditions as printed in the agenda.

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Councillor B. Saru left the meeting before the next application was presented and discussed, due to being the applicant for the application and a Member of the Planning Applications Committee.

3. 040554 – Land Adj Gurkha Monument, Riversley Park, Coton Road,  
Nuneaton. CV11 5TJ

Applicant – Councillor B. Saru

**DECISION** that

- a) Delegated Authority be given to the Assistant Director – Planning to grant consent for works to trees in a Conservation area, subject to no new issues being raised during the consultation period and subject to the conditions as printed in the agenda; and
- b) Delegated Authority be given to the Assistant Director – Planning to agree an additional condition requiring a replacement tree to be planted in the locality of the site, including the location and species of the new tree, together with the arrangements for maintenance of the tree by the applicant for an agreed period of time.

**Planning Applications Committee –  
Schedule of Declarations of Interests – 2024/2025**

	<b>Name of Councillor</b>	<b>Disclosable Pecuniary Interest</b>	<b>Other Personal Interest</b>	<b>Dispensation</b>
	General dispensations granted to all members under s.33 of the Localism Act 2011			Granted to all members of the Council in the areas of: <ul style="list-style-type: none"> <li>- Housing matters</li> <li>- Statutory sick pay under Part XI of the Social Security Contributions and Benefits Act 1992</li> <li>- An allowance, payment given to members</li> <li>- An indemnity given to members</li> <li>- Any ceremonial honour given to members</li> <li>- Setting council tax or a precept under the Local Government Finance Act 1992</li> <li>- Planning and Licensing matters</li> <li>- Allotments</li> <li>- Local Enterprise Partnership</li> </ul>
	E. Amaechi	<ul style="list-style-type: none"> <li>- Employed NHS Wales Shared Services Partnership (NWSSP)</li> <li>- Ricky Global Consultants Ltd</li> <li>-Purple Dove Events Ltd</li> <li>- Director – Techealth Ltd</li> </ul>	The Labour Party (sponsorship) - Foundation Governor - Our Lady and St. Joseph Academy, Nuneaton.  - Member of: - British Computer Society. - Igbo Community Coventry. - Mbaise Community, Coventry.  Representative on the following Outside Bodies: - Committee of Management of Hartshill and Nuneaton Recreation Ground - EQuIP: Equality and Inclusion Partnership - West Midlands Combined Audit, Risk and Assurance Committee - Pride in Camp Hill (PinCH)	
	L. Cvetkovic	Head of Geography (Teacher), Sidney Stringer Academy, Coventry	Trustee of Bulkington Volunteers (Founder); Bulkington Sports and Social Club (Trustee)  Member on the following Outside Bodies: - Building Control Partnership Steering Group	
	P. Hickling	<ul style="list-style-type: none"> <li>- Employed by Wyggeston and Queen Elizabeth I College (Teacher)</li> <li>- Pearson Education (Snr Examiner)</li> </ul>	The Labour Party (sponsorship) - Member of The Labour Party (CLP and Secretary of Nuneaton West) - Member of National Education Union	

	Name of Councillor	Disclosable Pecuniary Interest	Other Personal Interest	Dispensation
			- Committee Member of Nuneaton Historical Association Representative on the following Outside Bodies: - Friendship Project for Children	
	N. King	Employed by Love Hair and Beauty	Representative on the following Outside Bodies: - Nuneaton Town Deal Board	
	M. Kondakor		- Member of the Green Party - Member of Nuneaton Harriers AC - Chair – Bedworth Symphony Orchestra	
	S. Markham	County Councillor – WCC (Portfolio Holder for Children’s Services)	Member of the following Outside Bodies: <ul style="list-style-type: none"> <li>• Hammersley, Smith and Orton Charities</li> <li>• Trustee of Abbey Theatre</li> <li>• Bedworth Board</li> <li>• Free Speech Union</li> <li>• Exhall Multicultural Group</li> </ul>	
	C. Phillips	Member of Warwickshire County Council	- Chair of Governors – Stockingford Nursery School - Member of Labour Party - Part-time Carer	
	B. Saru	- Director – Saru Embroidery Ltd - Co-founder and Owner – Fish Tale Ale Beer	- Labour Party (sponsorship) - Chair of the British Gurkha Veterans Association  Representative on the following Outside Bodies: - Armed Forces Covenant	
	J. Sheppard		- Director of Wembrook Community Centre.  _____ - Member of Labour Party. Representative on the following Outside Bodies: <ul style="list-style-type: none"> <li>• Sherbourne Asset Co Shareholder Committee</li> <li>• Warwickshire Direct Partnership</li> <li>• Warwickshire Waste Partnership</li> <li>• Nuneaton Neighbour Watch Committee</li> </ul>	Dispensation to speak and vote on any matters of Borough Plan that relate to the Directorship of Wembrook Community Centre.
	R. Smith		- Conservative Party Member - Chair of Trustees - Volunteer Friends, Bulkington; - Trustee of Bulkington Sports and Social Club. - Trustee of Bulkington Volunteers	

	<b>Name of Councillor</b>	<b>Disclosable Pecuniary Interest</b>	<b>Other Personal Interest</b>	<b>Dispensation</b>
	K.D. Wilson	Delivery Manager, Nuneaton and Warwick County Courts & West Midlands and Warwickshire Bailiffs, HMCTS, Warwickshire Justice Centre, Nuneaton	<ul style="list-style-type: none"> <li>- Deputy Chairman – Nuneaton Conservative Association</li> <li>- Nuneaton Conservative association (sponsorship)</li> <li>- Board Member of the Conservative Councillors' Association.</li> <li>-Corporate Tenancies: properties are leased by NBBC to Nuneaton and Bedworth Community Enterprises Ltd, of which I am a Council appointed Director.</li> <li>Representative on the following Outside Bodies: <ul style="list-style-type: none"> <li>- LGA People &amp; Places Board (Member)</li> <li>- Director of Nuneaton and Bedworth Community Enterprises Ltd (NABCEL)</li> <li>- Director of Grayson Place (NBBC) Ltd</li> </ul> </li> </ul>	