

ROWINGTON PARISH COUNCIL

Clerk to the Council: Nicola Everall. 9 Beech Close, Rowington, CV35 7AH

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To All Members of the Council – 6 September 2024

You are hereby summoned to attend a **Meeting of Rowington Parish Council** to be held in **Lowsonford Village Hall on Thursday 12 September 2024** at 7.30pm, for the purpose of transacting the following business:

Nicola Everall

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Clerk & Responsible Financial Officer

1. Apologies

2. Declarations of Interest & Dispensations Relating to Pecuniary Interests

Declarations of interest should be made at this time. However, the existence and nature of any interest that subsequently becomes apparent during the course of the meeting must be disclosed immediately. In the event of an interest being prejudicial, members are reminded that they must withdraw from the room or chamber whenever it becomes apparent that the matter is being considered, unless a dispensation has been obtained. If members are unsure about whether or not they have an interest, or about its nature, they are strongly advised to seek advice from the Clerk prior to the meeting.

3. Minutes of the Meeting held on 11 July 2024

4. Resignation of a Councillor

To report Allyson Coleman's resignation from the Parish Council

5. Co-option of a Parish Councillor

To consider a request from Lucy Firth to be co-opted on to the Parish Council

6. Questions/observations from members of the public (limited to 15 minutes maximum – time to be split between speakers)

Members of the Public are invited to give their views on items on the agenda, including planning applications, or raise issues for consideration at the discretion of the Chair. No decisions will be made in this part of the meeting. The Public Participation Session is a general forum for open discussion after which members of the public will have no further opportunity to speak unless invited to do so by the Chair. Strictly limited to 3 minutes per resident, total time allowed 15 minutes.

7. Reports from District & County Councillors

8. Planning Matters

a) To be reported

Application Number	Application Details	Comments required by	PC Decision	WDC Decision
W23/1747	Manor Farm, Holywell, Rowington Conversion of barn to create 2no. new dwellings and associated vehicular access	17/04/24	No objection	
W23/1748LB	Manor Farm, Holywell Conversion of barn to create 2no. new dwellings and associated vehicular access	22/02/24	No objection	
W23/1769	Shepherds Fold, Finwood Road, Rowington, Conversion of barn, stable and store into a dwelling	11/01/24	No objection	Granted
W24/0338	Appletree Cottages, Old Warwick Road, Rowington Erection of two storey rear extension and the erection of a front dormer	20/05/24	No objection	Withdrawn
W24/0497 & 0498LB	Peacock Farm, Peacock Lane, Holywell, Rowington Erection of a rear dormer to the farmhouse, with other alterations and replacement fenestration to both the farmhouse and barn.	13/06/24	Object	Granted
W24/0511	2 Fairview, Old Warwick Road, Lapworth Erection of single storey side extension	13/06/24	No objection	Granted

W24/0568	Old Beams, Lapworth Street, Bushwood, Lowsonford Removal of raised ground to level of existing patio and driveway with construction of new gabion retaining walls	13/06/24	Object	
W24/0625	Agricultural Building, The Lyons Farm, Rowington Green Prior Approval application for proposed conversion of existing agricultural barn into one larger dwelling house (Use Class C3) and associated operational development under Schedule 2, Part 3 Class Q	13/06/24	Object	Granted
W24/0686	Highfields Farm, Back Lane, Rowington Prior Approval for proposed Change of Use of Agricultural buildings to Dwelling house (Use Class C3) under Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 3, Class Q	26/06/24	Object	Prior Approval Granted
W24/0792	Finwood Hill Farm, Mill Lane, Rowington Proposed underground septic tank and underground LPG tank to serve approved barn conversion	24/07/24	No representation	Granted
W24/0821LB	Finwood Hill Farm, Mill Lane, Rowington Application for the conversion of rural building into a residential building, to include underground septic tank and underground LPG tank. Re-submission of W/21/0836/LB	25/07/24	No representation	Granted
W24/0922	Chenac, Nunhold Road, Pinley Green Conversion of former workshop into a 1-bed residential dwelling	13/08/24	Object	Refused
W24/0927	Land to North East of High Cross Lane, Shrewley Change of use of land from agricultural to equestrian, construction of stables, hard standing and outdoor arena.	08/08/24	Object	
W24/1012	Agricultural Building, Lyons Farm, Rowington Green Prior Approval application for proposed conversion of existing agricultural barn into one larger dwelling house (Use Class C3) and associated operational development under Schedule 2, Part 3, Class Q	23/08/24	No Representation	Prior Approval Granted

b) Planning applications to be considered:
None at publication of agenda

c) Appeals

Site Address: Chenac, Nunhold Road, Pinley Green. Description of development: Conversion of former workshop into a 1-bed residential dwelling. Application Reference: W/23/1749. Appeal reference: APP/T3725/W/24/3347746
Appeal start date: 21/08/2024

Site Address: Whitley Elm Cottages, Case Lane, Rowington. Description of development: Erection of a single storey extension to create ancillary accommodation for the existing business, amendments to fenestration and internal alterations. Conversion of existing ancillary space to enlarge existing dwelling. Application Reference: W/23/1564 & W23/1564LB. Appeal reference: APP/T3725/W/24/3348356 Appeal start date: 02/09/2024

d) Article 4 Direction – Councillor D Weir to update members

9. Playing Field

- Outstanding Reports – Councillor T Remment – 4 August
- Future Inspections Dates – Councillor D Weir, 15 September & Councillor A Marsden, 29 September 2024
- Tree Survey on Playing Field – To consider quotations for tree works required following the survey
- Drainage – Councillor D Weir to update members
- Annual Play Area Inspection – booked for September
- Review of Signage at playing field entrances

10. Reports from Lowsonford & Rowington Village Halls

11. Highways, Footpaths & Transport

- Public Footpaths to report any updates
- Proposed Bus Stop on OWR – update

c) Reduction in speed limits throughout the parish

To report that the cost to change a speed limit is £6,000 for the Traffic Regulation Order Speed Limit Change legal process. A further cost for signs, which would have to be installed and the fees, are in the region of £10,000 if approval was given.

d) 'Unsuitable for HGV's' signage required on Back Lane, Lowsonford

e) Bollards on Back Lane – to report that WCC will replace these later in the year

12. Meetings & Training Days Attended & Forthcoming

13. Correspondence

WALC Newsletters

14. Finance

a) Paid during the month

Clerks Salary August £831.05

HMRC August £246.33

b) To be paid:

Clerks Salary £831.05

HMRC £246.33

AMW Lawncare £176.57

c) Received:

None

d) Request for Financial Assistance from Lowsonford Village Hall

To re-visit the decision made at the July meeting, due to the resignation of Chairman

e) External Audit 2023/2024

To report that the external audit was certified on 28 July 2024

15. Community Infrastructure Levy Funds (CIL)

Village Gateway Signage – Clerk to update members

16. Items for the Next Agenda

17. Next Meeting Dates

Thursday 10 October 2024 Rowington Village Hall

Thursday 14 November 2024 Lowsonford Village Hall

Thursday 12 December 2024 Rowington Village Hall

18. Confidential Item

Under Section 100A of the Local Government Act 1972 the public and press will be excluded from the meeting for this item by reason of the likely disclosure of exempt information relating to an individual, information which is likely to reveal the identity of an individual, and information relating to the financial or business affairs of any particular person.