

**Stoneleigh & Ashow Joint Parish Council**

**Minutes of the Ordinary Meeting held on Thursday 10<sup>th</sup> December 2020**  
**via Zoom (online meeting)**

**PRESENT:**

Chairman Cllr R Hancox  
 Cllr J Astle  
 Cllr A Bianco  
 Cllr D Jack  
 Cllr L Rolli  
 Cllr P Redford  
 Cllr W Redford

There were 6 members of the public present.

**92. Apologies**

Apologies were received and accepted from Cllr T Wright.

**93. Declarations of Interest**

No declarations of interest were made.

**94. Minutes of the last meeting**

Minutes of the meeting of 12<sup>th</sup> November 2020 were approved.

**95. Presentation by Adrian Hart and Nicola van der Hoven, Warwickshire County Council, regarding the consultation for the A46 Strategic Link Road**

Warwickshire County Council (WCC) are consulting on their plans for a new transport corridor between the A46 Stoneleigh Junction, University of Warwick and Westwood Heath in Coventry. Leaflets have been sent to local residents, there has been a press release and there is information on the Ask Warwickshire website:

<https://ask.warwickshire.gov.uk>

There is lots of information on the website setting out the proposal, FAQs and the consultations questionnaire. There is also a telephone number to call to ask questions. WCC will be providing live broadcasts to give the full version about the proposal, which will be on Thursday 17<sup>th</sup> December at 7pm-8pm and also on 7<sup>th</sup> January 2021 at 7pm-8pm. The consultation period runs to 22<sup>nd</sup> January 2021.

There are a number of scenarios which are being consulted on, from doing nothing, creating a partial link, extending the link, and some sub-options. The consultation will enable WCC to decide on the best way forward.

This is part of a programme of investment across the area to deal with increasing traffic as well as safety issues. With this new road in place, other routes could be used differently to provide sustainable transport links into the area. A number of other transport improvements in this area are

being considered including improved strategic access to Stoneleigh Business Park which will also deliver a bypass for Stoneleigh Village, which Mr Hart is keen to take forward and will hopefully have more information about next year.

A number of questions and discussion points were raised by Councillors:

- Ms van der Hoven agreed to look into why the traffic analysis for the Kings Hill development did not include traffic in Stoneleigh.
- It was asked if this link road was being built to directly benefit the university. Mr Hart stated that this development had been planned for a period of time as schemes take many years to develop, and that general growth, including that of the university, would take the transport network to saturation point at key times of day. As a world-renowned university, Warwick University will want to grow in the future, further to the growth set out in their Interim Master Plan.
- It was confirmed that the Dalehouse Lane junction has been built with the capacity to enable it to be further upgraded at relatively low cost in the future.
- The issue of Tile Hill and south west Coventry was recognised. WCC don't want to encourage additional movement of traffic through residential areas and are considering how the proposed road will link back into the existing transport network.
- Construction on the link road is anticipated to be 2024-2027.
- Councillors stressed that it was very important to residents that the Stoneleigh bypass was progressed and should ideally be developed prior to the strategic link road.
- It was confirmed that WCC are looking to make use of HS2 legacy infrastructure if possible and have been considering whether there are any HS2 temporary or permanent assets that could help to deliver this scheme. In development of the link road, WCC will not be using HS2 land and have more flexibility than HS2 in the route that they choose. It was confirmed that environmental impacts would be taken into account along with mitigation.
- There will be a range of options for people to get to the university from the proposed new rail station, including public transport, potentially the Coventry Very Light Rail (VLR) scheme and cycling links.
- It was stated that the southern junction of the Kings Hill development would join the new link road at the new bridge near to Dalehouse roundabout. There will be a new Westley Bridge built next to the old one which will include pedestrian and cycle lanes and will be able to connect with a wider road if that is necessary for future road developments.
- WCC were unable to comment regarding the potential new Coventry City Football Club stadium at the University, and whether this was a driver for the strategic link road.
- Cllr Hancox asked about whether there was still a stage three for this project and it was confirmed that longer term plans to connect to other roads are not being considered at the current time.
- It was confirmed that the name 'A46 Strategic Link Road' is the result of earlier plans to be part of a bigger scheme which is not currently the case.

Ms van der Hoven and Mr Hart encouraged Councillors and residents to respond to the consultation and encourage others to do so.

The Councillors thanked Ms van der Hoven and Mr Hart for attending, and Mr Hart restated his intention to return to the Parish Council (PC) next year to talk about the Birmingham Road, as well as Stoneleigh Business Park access and the bypass.

## 96. Public Session

### Standing Orders suspended at 20:22

A comment was made in favour of the Stoneleigh bypass, stating that the strategic link road is only of value if it links to the bypass.

A request was made that if the Birmingham Road is to be closed, could the closure be by the village hall and not the Coventry Road end, as otherwise people at the village hall end risk being isolated from the rest of the village. Cllr Hancox confirmed that this decision is in the hands of the WCC Highways Authority and we wait to hear from them

Congratulations were expressed to Mrs Watson who led the campaign to get everyone to put their Christmas lights on in the village.

### Standing orders reinstated at 20:26

## 97. Finance

### Income / Expenditure

<b>Balance brought forward from 31<sup>st</sup> October 2020</b>	<b>£49,397.24</b>
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#### **Payments to 30<sup>th</sup> November 2020**

301490	H Watts salary & expenses (October)	£610.11
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<b>Balance</b>	<b><u>£48,787.13</u></b>
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#### **At Co-operative Bank plc, Birmingham**

38A/C 6101168500 (Current)	£12,728.87
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A/C 6101168550 (Instant Access)	£5,085.77
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A/C 6101168556 (14 Day Deposit)	£20,512.49
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#### **Funds at Unity Bank**

Current Account 1	£10,500.00
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**£48,827.13**

Less unrepresented cheque:

301488	ICO Data Protection Fee renewal	£40.00
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**£48,787.13**

#### **Online payments to be authorised**

H Watts salary & expenses (November)	£624.79
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SLCC Membership renewal	£130.00
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- a) The finance report was reviewed and agreed
- b) Authorisation of payments was agreed

- c) The proposed 2021/22 budget was reviewed. It was unanimously agreed that the budget be accepted and the precept set at £17,709.00, an increase of 4% on the previous year. Copy budget attached at Appendix 1.

## 98. Planning

### New Planning Applications

**Application No:** W/20/1956 LB

**Description:** The removal of a part of a separating wall between the kitchen and the lobby. The part of the wall adjoining the external wall will be retained and the section of wall above a beam at height 6'6" high will be retained too. Part of the floor in front of the area would be extended at the higher kitchen floor level.

**Address:** 10 Vicarage Road, Stoneleigh, Coventry, CV8 3DH

**Applicant:** Mr and Ms Storer and Lowe

**Closing date:** 29<sup>th</sup> December 2020

**Planning Officer:** Zoe Herbert

**The Parish Council support this application**

**Application No:** W/20/1474

**Description:** Erection of a single storey side extension to existing garage with change to a pitched roof over the entire structure.

**Address:** The Old Police House, Birmingham Road, Stoneleigh, Coventry, CV8 3DD

**Applicant:** D. Morris

**Closing date:** 11<sup>th</sup> December 2020

**Planning Officer:** Emma Booker

**The Parish Council take a neutral position on this application**

### Progress of planning applications

**Application No:** W/20/1212

**Description:** Erection of proposed two storey side extension and refurbishment of existing conservatory.

**Address:** Heathfield, Leicester Lane, Stoneleigh, Leamington Spa, CV32 6QZ

**Applicant:** Mr White

**Closing date:** 11<sup>th</sup> September 2020

**Planning Officer:** Thomas Fojut

The application has been withdrawn

### Progress of planning applications (Not outcome yet)

**Application No:** W/20/1829 HS2

**Description:** Realignment of B4115 Ashow Road and construction of associated overbridge and underpass.(HS2 - WDC - SCH17PS - B4115 Ashow Road Overbridge and underpass)

**Address:** B4115 Ashow Road, Stoneleigh

**Applicant:** Nominated Undertaker High Speed Two(HS2) Ltd

**Closing date:** 1<sup>st</sup> December 2020

**Planning Officer:** Debbie Prince

**Application No:** W/20/1483

**Description:** Application for the approval of reserved matters (details of access, appearance, landscaping, layout and scale) pursuant to condition 1 of planning permission ref: W/16/0239 for the construction of a new office building with associated parking arrangements at Whitley South (within Development Zone 3 on the parameters plan).

**Address:** Land to the north and south of the A45 (between Festival and Tollbar junctions) and land at the A45/Festival Roundabout, the A46/Tollbar Roundabout and at the junctions of the A444 with the A4114/Whitley Roundabout.

**Applicant:** Segro

**Closing date:** 19<sup>th</sup> October 2020

**Planning Officer:** Lucy Hammond

**Application No:** WDC/20CM011

**Description:** Proposed Thermal Hydrolysis Plant (THP) and associated infrastructure.

**Address:** Finham Sewage Treatment Works, St Martins Road, Stoneleigh, Coventry, CV3 6SD

**Applicant:** Severn Trent Water

**Closing date:** 22<sup>nd</sup> September 2020

**Planning Officer:** Sally Panayi (WCC)

**Application No:** W/20/1214

**Description:** Application to separate existing dwelling into two units. Change of use of the existing garages and store to residential accommodation.

**Address:** The Granary, Dial House Farm, Ashow Road, Ashow, Kenilworth, CV8 2LD

**Applicant:** Ms. L. Rolli

**Closing date:** 28<sup>th</sup> September 2020

**Planning Officer:** Andrew Tew

**Application No:** W/20/0958 and 0959LB

**Description:** Application for conversion of barns to ancillary accommodation, erection of timber frame garage.

**Address:** Grove Farm House, Grove Farm Road, Ashow, Kenilworth, CV8 2LE

**Applicant:** Mr. J. Mills

**Closing date:** 29<sup>th</sup> September

**Planning Officer:** Andrew Tew

**Application No:** W/20/0746

**Description:** Erection of roof extension, 2no. front dormer window and roof light and 2no. rear dormer windows (re-submission of the previous application (W/20/0251))

**Address:** 9 Stoneleigh Close, Stoneleigh, Coventry, CV8 3DE

**Applicant:** Mr Brooks

**Closing date:** 24<sup>th</sup> June 2020

**Planning Officer:** Thomas Fojut

**Application No:** W/20/0786 LB

**Description:** Repair and stabilise timber frame. Remove And salvage brick panels as required to access frame repairs. Cut rotten timber from main wall post and scarf joint in place a new section of oak post. Reinstall missing door header beam and new door frame post joint existing timbers to fit into new door post. Timber to be jointed using traditional joinery methods and wooden pegs except scarf joint which is to be fixed using 6x m12 stainless steel bolts as recommended by structural engineer. Replace brick panels using existing red bricks Salvaged from current infill panels. Remove

current rotten door frame and replace using oak traditionally jointed frame then repair and rehang existing door. Repair as required pad stones and door threshold

**Address:** Pump Yard Cottage, 21 Birmingham Road, Stoneleigh, Coventry, CV8 3DD

**Applicant:** Mr Adam Lynch

**Closing date:** 25<sup>th</sup> June 2020

**Planning Officer:** Zoe Herbert

**Application No:** W/20/0020

**Description:** Reserved Matters application pursuant to condition 1 of planning permission W/17/1631 [variation of original outline W/16/0239] for details of appearance, landscaping, layout and scale for a car

showroom and ancillary workshop, repairs and valeting areas with associated external car parking, storage and display areas, and hard and soft landscaping (Zone 2 on the parameters plan).

W16/0239, as varied by W/17/1631, was for a comprehensive development comprising offices, research & development facilities

and light industrial uses (Use Class B1), hotel accommodation (Use Class C1), car showroom accommodation and small scale retail and catering establishments (Use Classes A1, A3, A4 and/or A5).

**Address:** Land to the North and South of the A45 (between Festival and Tollbar junctions) and land at the A45/Festival Roundabout, the A46/Tollbar Roundabout and at the junctions of the A444 with the A4114/Whitley Roundabout.

**Applicant:** Sytner Group Limited

**Closing date:** 28<sup>th</sup> February 2020

**Planning Officer:** Lucy Hammond

**Application No:** W/19/2146

**Description:** Change of use from residential (use class C3) to Office (use class B1a) and single storey extension.

**Address:** Abbey Park, Stareton Lane, Stoneleigh, Kenilworth, CV8 2LY

**Applicant:** D I Property Development Strategies Ltd

**Closing date:** 29<sup>th</sup> January 2020

**Planning Officer:** Rebecca Compton

**Application No:** W/18/1635

**Description:** Demolition of existing farmhouse and agricultural buildings and outline planning permission for residential development of up to 640 dwellings (Use Class C3) and community hall (Use Class D1) including means of access into site (not internal roads), parking and associated works, with all other matters (relating to appearance, landscaping, scale and layout) reserved.

**Address:** Land east of Kenilworth, Glasshouse Lane/ Crewe Lane, Kenilworth

**Applicant:** Catesby Estates Plc

**Closing date:** 12<sup>th</sup> April 2019

**Planning Officer:** Dan Charles

NOTIFICATION OF AMENDED PLANS:

- Amendments Proposed: Reduction in numbers from 640 dwellings to 620 dwellings.
- Addition of proposed primary school.
- Omission of community hall

**Application No:** W/18/2237

**Description:** Proposed landscaping in association with the adjacent UKBIC Facility, including the construction of a gabion wall.

**Address:** Land to the north and south of the A45 (between Festival and Tollbar junctions) and land at the A45/Festival Roundabout, the A46/Tollbar Roundabout and at the junctions of the A444 with the A4114/Whitley Roundabout.

**Applicant:** Coventry and Warwickshire Development Partnership

**Closing date:** 17<sup>th</sup> January 2019

**Planning Officer:** Lucy Hammond

**Application No:** W/18/0522

**Description:** Outline application including details of access for the comprehensive redevelopment of land South of Coventry Airport, comprising demolition of existing structures and the erection of new buildings to accommodate general industrial uses (Use Class B2) and storage and distribution (Use Class B8), ground modelling works including the construction of landscaped bunds, construction of new roads, footpaths and cycle routes, associated parking, servicing, infrastructure and landscaping and the creation of open space in a Community Park. Provision of new sports ground including the creation of new sports pitches and a club house.

**Address:** Gateway South, Land to the South and West of Coventry Airport and Middlemarch Industrial Estate, Coventry

**Case Officer:** Rob Young

**99. Matters arising:**

a. Birmingham Road

There is no progress at the moment and the PC are waiting on WCC to finish their proposal. The Clerk has put an update to this effect on the PC website.

b. Lengthsman scheme

Deferred until the New Year.

c. Casual vacancy

The Returning Officer has agreed that the PC can co-opt someone onto the Council to fill the vacancy. The Clerk will put out the appropriate advert and look into previous applicants.

➤ Clerk to find out about previous applicants

**100. HS2 update**

LM have confirmed that is due to start the B4115 widening work in February 2021 and the work will take approximately 8 weeks to complete. BBV is then due to install the one-way system on the B4115 which is proposed to last for a temporary period until other construction access methods are progressed (e.g. Stoneleigh Road roundabout), subject to approvals and consents. The HS2 plan states that the one-way system will be in place until at least Q4 of 2023

HS2 have also asked LM to prepare a planning application for the farmers' market roundabout on Stoneleigh Road, which LM is working through with Warwick District Council. It is likely BBV would deliver the roundabout during main works.

Cllr P Redford confirmed that she had not received any of this information, which Cllr Bianco has obtained from LM after the meeting with HS2 and contractors last week.

It is not known if the cycleway on the B4115 will be one-way or two-way route. Cllr Bianco has asked BBV for their plan to install the one-way system.

Cllr Bianco stated that the BBV Interface Manager, Phil Slater, has been very helpful in providing information about Crewe Lane to Stoneleigh Junction.

The gateway into Stoneleigh Park is due to have work done, but this has been delayed for up to 18 months. The tunnelling through Stoneleigh Park will not start for 18 months, and a number of trees cannot be cut down until February due to the presence of bats. Stoneleigh Park is currently working at one third of normal traffic movement through Gate 1, meaning that there is not normal traffic movement through the Stareton junction. Stoneleigh Park are planning events for next year which will increase traffic movements through gate 1 from about mid-January / February.

Cllr Astle commented that the footpath walking from the village to Stoneleigh Park has been closed by HS2 as it goes through their working area, and could be closed for up to 6.5 years. Walking the route now means walking on the B4113 for the last few hundred yards. He requested that either HS2 be required to make a temporary clearing on the verge so people can walk on it or for WCC to trim back the bushes or shrubs.

- Cllr W Redford agreed to look into the footpath issues and see what he can get done.

The negotiation for the land from Stoneleigh Road into the HS2 compound is still on-going.

#### **101. Neighbourhood Plan**

Cllr Hancox will set up a meeting in January and request information pulled together by Cllr Williams.

- Cllr Hancox to agree meeting date and contact Cllr Williams for information

#### **102. Updates:**

##### **Report from Cllr W Redford:**

- There has been a COVID case at Kings High School in Leamington. The school is still open and the appropriate action has been taken.
- There continue to be high rates of infection in the Leamington and Whitnash areas.
- WCC have been advised by Government that their precept that can be increased by 2%, with an additional 3% increase for social care costs, meaning a potential total increase of 5%.
- Details have been received of the Government Winter Grant scheme. WCC will receive £1.4m, with 80% ringfenced for vulnerable children and families.

Some of the Councillors stated that they did not receive a letter about the A46 Link Road consultation. Cllr Redford to look into this.

##### **Report from Cllr P Redford:**

- Throughout December, Warwick District Council (WDC) car parks will be free. Please make sure you go to a car park and don't assume all on-road parking is free as WCC car parking is not free.
- WDC are still in the process of negotiating the waste collection contract.



- Details of the all the lockdown grants available are on the WDC website. There is an Additional Restrictions Grant Discretionary Scheme for tier three restrictions and a Local Restrictions Support Grant scheme (closed businesses).
- Stratford DC have sent the Secretary of State a judicial review pre-action protocol letter to request to come out of tier 3 restrictions.
- Cllr Redford requested that the PC feed back to her and Cllr Wright regarding their response to the A46 consultation so there can be a consistent view.

### **103. Correspondence**

Cllr Hancox has received two emails from Colin Hooper, Stoneleigh Park:

- Two planning applications have been made as a result of HS2 purchase of land. As much of the all-weather areas have been taken, they are planning to use a mesh to grass areas to use in all weather. Also, a temporary access road will be laid from Gate 2 to old avenue A, to provide access from car park 2 until the southern overbridge is constructed at which point the road will be removed and the ground will be reinstated. HS2 will cover the costs of the works.
- Grandstand don't expect to be running large scale events until mid to late summer.

### **104. Questions to Chairman**

Cllr Jack requested that when Cllr Hancox speak to Sarah Williams about the neighbourhood plan data, he asks her if she would still like to be part of the working group. Cllr Hancox agreed to do so.

### **105. Date of next meeting: January 14th 2021, 7pm, via Zoom**

### **106. Closure**

The meeting was closed at 21:24

## Appendix 1:

**Budget and Proposed Precept 2021/22**

	<b>Budget 20/21</b>	<b>Spend to date (Apr - Sep)</b>	<b>Expected costs (Nov - Mar)</b>	<b>Total spend 19/20</b>	<b>Proposed 20/21 Budget</b>
Salary (including tax)	£8,750.00	£4,296.20	£4,497.00	<b>£8,793.20</b>	<b>£9,057.00</b>
Stationery	£250.00	£89.99	£60.00	<b>£149.99</b>	<b>£150.00</b>
Postage & Telephone	£375.00	£301.72	£20.00	<b>£321.72</b>	<b>£325.00</b>
Clerk Travel expenses	£250.00	£50.40	£0.00	<b>£50.40</b>	<b>£250.00</b>
Playground Equipment	£0.00	£0.00	£0.00	<b>£0.00</b>	<b>£0.00</b>
Playground Maintenance	£2,500.00	£0.00	£850.00	<b>£850.00</b>	<b>£1,000.00</b>
Office equipment	£0.00	£0.00	£0.00	<b>£0.00</b>	<b>£0.00</b>
Equipment maintenance	£150.00	£0.00	£85.00	<b>£85.00</b>	<b>£2,150.00</b>
Insurance	£450.00	£388.75	£0.00	<b>£388.75</b>	<b>£450.00</b>
Grants	£2,000.00	£0.00	£750.00	<b>£750.00</b>	<b>£2,000.00</b>
Training	£300.00	£25.00	£0.00	<b>£25.00</b>	<b>£250.00</b>
Audit (External and internal)	£300.00	£265.25	£120.00	<b>£385.25</b>	<b>£350.00</b>
Village Hall hire	£500.00	£71.95	£230.00	<b>£301.95</b>	<b>£500.00</b>
Subscriptions	£525.00	£326.00	£150.00	<b>£476.00</b>	<b>£525.00</b>
Chairman's Allowance	£80.00	£0.00	£23.10	<b>£23.10</b>	<b>£80.00</b>
VAT	£250.00	£100.20	£50.00	<b>£150.20</b>	<b>£250.00</b>
Election expenses	£0.00	£0.00	£0.00	<b>£0.00</b>	<b>£0.00</b>
B'ham Road consultation	£0.00	£675.12	£300.00	<b>£975.12</b>	<b>£0.00</b>
Bank account costs	£0.00	£0.00	£0.00	<b>£0.00</b>	<b>£72.00</b>
Misc	£300.00	£10.00	£400.00	<b>£410.00</b>	<b>£300.00</b>
<b>TOTAL</b>	<b>16,980.00</b>	<b>£6,600.58</b>	<b>£7,535.10</b>	<b>£14,135.68</b>	<b>£17,709.00</b>

4.12% increase

**Earmarked Funds**

	<b>Dec-19</b>	<b>spent</b>	<b>received</b>	<b>Nov-20</b>
Defibrillator	£528.00	£0.00	£0.00	£528.00
WDC - Rural Footway Lighting	£0.00	£0.00	£0.00	£0.00
Elections	£5,000.00	£0.00	£0.00	£5,000.00
Gateway	£1,085.00	£0.00	£0.00	£1,085.00
Neighbourhood Plan	£4,346.76	£0.00	£0.00	£4,346.76
Grant Speed Gun	£1,080.50	£0.00	£0.00	£1,080.50
Ashow Notice Boards	£25.13	£0.00	£0.00	£25.13
Planning Consultation	£100.00	£0.00	£0.00	£100.00
Transparency Fund	£400.85	£0.00	£0.00	£400.85
Village hall equipment	£2,400.00	£0.00	£0.00	£2,400.00
<b>Total</b>	<b>£14,966.24</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£14,966.24</b>

Neighbourhood Plan:

Parish Plan Stoneleigh	<b>£1,141.89</b>
Community Plan Ashow	<b>£815.87</b>
Neighbourhood Plan	<b>£2,000.00</b>
Extra from Precept 18-19	<b>£389.00</b>
	<b>£4,346.76</b>