

KENILWORTH TOWN COUNCIL

Minutes of the Meeting of the PLANNING WORKING PARTY

Commencing at 7.30 pm on Tuesday 03 August 2021

PRESENT: Councillor K S Dickson (Chair)

Councillors: P Austin, R J Barry, A G Chalmers, M F Coker, J A Dearing,
A J Firth, G D Hyde, A W Milton, R J Spencer.

Deputy Town Clerk: Mr N A Eaton.

8 members of the public were present.

The fire and safety brief was presented on the viewing screens.

The Chair noted that this meeting was being held remotely, to enable full public viewing. Therefore the meeting will proceed as a Working Party covering Agenda items as published. Minutes will then be ratified at the next full Planning Meeting.

P.373 APOLOGIES

Councillors: S A Cooke, A M Dearing and P J Jones.

P.374 DECLARATIONS OF INTEREST

Councillors J A Dearing, K S Dickson and A W Milton, made a declaration of personal interest as Members of Warwick District Council.

Councillor R Spencer made a declaration of personal interest as a Member of Warwickshire County Council and also having previously submitted comments on this application.

All Members made a declaration of personal interest in knowing Objector(s) to this application.

NEW MATTERS

P.375 PLANNING APPLICATIONS - WARWICK DISTRICT COUNCIL

Consideration of Applications.

It was RECOMMENDED that:

WDC be advised as stated in respect of the following application:

<u>Reference</u>	<u>COMMENT</u>
Application No: W/21/0170 Description: Demolition of existing swimming pool and outdoor pool and redevelopment to provide two new indoor swimming pools and associated changing facilities with ancillary cafe, boundary treatment and landscaping. Address: Abbey Fields, Swimming Pool, Bridge Street, Kenilworth, CV8 1BP	The Town Council has no reason to object to this application. However, having regard to previously posted comments and the subsequent notification of amended plans, Members raised the following strong concerns: <u>Transport</u> • Major concerns were expressed on the ability of Abbey Fields to cope with the anticipated large influx of extra visitors by car. The Transport Assessment statement that this development will have no impact is not acceptable. A better response on parking issues is needed. • Any proposed increasing use of on street parking was not considered realistic due to existing pressure. Access to existing off site car parks is poor. Notably walking from Square West is some distance and presents safety issues with unlit and steep sections. • Poor disabled parking and access arrangements were noted, given that this will be a Centre of Excellence for disabled swimming. <u>Travel Plan</u> • Members considered there to be a disconnect between the Design and Access Statement and the “WCC Healthy Travel Choices in Warwickshire” document https://api.warwickshire.gov.uk/documents/WCCC-630-956 • Provision for cycling should be fully integrated with this development. <u>Abbey Fields Management/Cycling</u> • Cycling access to the Swimming Pool is essential. This proposal should take into account and fully integrate with other initiatives, including the Abbey Fields Management Plan and consultation for options for cycling. <u>Energy</u> • A decision not to meet net zero Carbon standard due to cost is shortsighted and will merely result in expensive retrofitting. This represents a significant lost opportunity. • Is the CHP plant future-proofed in that it will convert to use other fuel sources eg. hydrogen? • Will the Building Management System be used to ascertain that the actual in-use energy performance meets the declared energy use in the application? What action will be taken and who will be liable should there be a performance gap?

	• KTC request a truly independent analysis of these proposals regarding the declared energy performance of this development with respect to its GHG footprint. • Members specifically asked for a Life Cycle Analysis to be conducted, considering energy and cost savings over a 30 year period for a high energy performance building. • These comments are especially pertinent, given the WDC declaration of a Climate Emergency and pursuant Action Plans, specifically including the <i>Net-Zero Carbon Development Plan Document: Viability Study</i>. There appears to be a disconnect between this pledge and working intentions. <u>Construction</u> • A comprehensive and explicit Construction Management Statement is required. Abbey Fields is a vital and highly used facility. The movement of construction traffic, location of storage compounds and other logistics will be intrusive and result in loss of amenity. Great care is needed to minimise impact. • Specific concern was raised on the need to minimise any disturbance to children's play areas, other Abbey Fields Events (such as the Lions Show), heritage assets and St Nicholas Church. <u>Structure</u> • Members noted that the North façade will now be slatted timber clad. They assumed this material will maintain its appearance over a prolonged period, was sufficiently vandal proof and would enable appropriate maintenance of glazing.
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P.376 NEXT MEETING

It was NOTED that the next scheduled meeting will be held on **Thursday 19 August, at 7 pm**, in the Council Chamber, Jubilee House, Kenilworth.

The meeting concluded at 8.55 pm.

Signed:

Dated: