

MINUTES OF MEETING

Warwick District Conservation Advisory Forum

Thursday 12th August 2021

14:30 via Microsoft Teams

Attendees:

Cllr Sidney Syson
Cllr George Illingworth

Ms Ruth Bennion (Leamington Society)
Ms Cathy Kimberley (CPRE)
Mr James Mackay (20th Century Society)
Ms Gill Smith (Warwick Society)

Mr Robert Dawson (WDC)
Ms Zoe Herbert (WDC)

Apologies:

Dr Christine Hodgetts (Warwickshire Gardens Trust)
Mr Angus Kaye (The Victorian Society)
Mr Richard Ward (RIBA)

1. **Substitutes and New Members**

None.

2. **Declarations of Interest**

None.

3. **Minutes of Last Meeting**

Were agreed.

4. **Planning Committee Agenda**

CAF made no comment.

5. **Planning Applications**

- 5.1 W/21/0170 | 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 | Abbey Fields, Swimming Pool, Bridge Street, Kenilworth, CV8 1BP - **Revised plans**

Overall, the Forum felt that the revised scheme was an improvement and they approved the changes that had been made particularly to the materials and detailing.

- 5.2 W/21/1023 | Proposed new 5.8 metre tree house within playground | Victoria Park, Archery Road, Leamington Spa, CV31 3PT

CAF were generally supportive of the scheme and appreciated that the colour scheme had been toned down from the initial proposals. However, the Forum felt that a stainless steel slide would be an incongruous feature that would not enhance the conservation area. It was felt that in the sunshine this would be appear extremely shiny from some distance away, giving it an industrial appearance. It was suggested that a slide that was painted green, or similar, would fit far more comfortably. An existing stainless steel slide in Abbey Fields, Kenilworth, was given as an example of where this has had a negative impact on its sensitive context.

- 5.3 W/21/0927 | Erection of new dwelling and associated works including new pedestrian and vehicular access onto Old Warwick Road | Land Adjacent to The Manor, Old Warwick Road, Rowington, CV35 7BT

CAF did not support the proposed scheme and were in complete agreement with comments already made by the WCC Landscape Team. It was felt that the design was unimaginative, appearing as a typical suburban house, and would be alien to the context. The Forum felt that the scheme would impact on views across across open fields, from and into the conservation area, and that it would be detrimental to the setting of the adjacent listed Manor House. The Forum noted the contrast in development on either side of the canal and suggested that linear development along Old Warwick Road on the east side would be harmful to the character of this area. CAF were particularly unsupportive of the gates, which were felt to be imposing, and the loss of existing boundary treatments and felt that the scheme as a whole would sit uncomfortably within its surroundings.

- 5.4 W/21/0839 & W/21/0840/LB| Erection of dormers to front and rear roofslope | 4 Clarendon Square, Leamington Spa, CV32 5QJ

CAF noted that existing similar dormers around Clarendon Square should not be used as a precedent in this instance as they have demonstrated the harm these have caused to the listed buildings and the conservation area. The building forms part of an important architectural group and the conservation of those buildings that remain in their original form should be all the more important. It was felt that the proposed windows themselves were not well designed and did not relate to the windows below.

Overall, CAF objected to the proposed scheme and felt that the proposed dormers would spoil the proportions of the building and be detrimental to the character and appearance of the listed building and the conservation area.

6. **Any Other Business**

None.

Date of next meeting: TBC

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