

Nick Blamire-Brown
36 Hillside
Hartshill
Nuneaton
CV10 0NN

DECISION NOTICE

The Town & Country Planning Act 1990

Application Reference:	PAP/2026/0006
Application Type:	Full Planning Application
Site Address:	Holy Trinity Church Church Road Hartshill Nuneaton CV10 0LY
Development Description:	Extension of concrete base at the rear of the Community Centre Hall, erection of wooden shed for use by Nuneaton Men and Women in Shed organisation, relocation of 3 existing metal sheds and installation of ramp to rear exit door to Hall
Decision Date:	24 April 2026

Your application was valid from the 12 January 2026. It has now been considered by the Council. I can inform you that Planning Permission is **GRANTED**, subject to the following conditions:

CONDITIONS:

1. The development hereby permitted shall begin not later than 3 years from the date of this decision.

Reason: To comply with the requirements of Section 91 of the Town and Country Planning Act 1990 (as amended).

2. The development hereby approved shall not be carried out otherwise than in accordance with the following:

The Site Plan, received by the Local Planning Authority on 12 January 2026;
The plans labelled Mens Shed Elevations, Mens Shed Full Works Specification and the Heritage Statement, received by the Local Planning Authority on 05 January 2026; and

The plan labelled Revised Layout, received by the Local Planning Authority on 27 February 2026.

Reason: To ensure that the development is carried out strictly in accordance with the approved plans.

3. The external surfaces of the development hereby permitted shall be constructed in the materials shown on the Mens Shed Full Works Specification, received by the Local Planning Authority on 05 January 2026; and on the plan labelled Revised Layout received by the Local Planning Authority on 27 February 2026.

Reason: To ensure that the finished appearance of the development will preserve or enhance the character and visual amenities of the area. To comply with Policy LP30 of the North Warwickshire Local Plan 2021.

4. The proposed ramp shall be at a gradient of 1:20 and shall have 100mm upstands to each side and a level landing that is at least 400mm clear of the swing of the fire escape doors. stipple textured warnings shall be applied to the top and bottom of the ramp surface to alert people with visual impairments that there is a change in gradient.

Reason: To ensure safe use of the ramp by wheelchair users and people with visual impairments who may otherwise slip off the sides of the ramp, and to provide a level landing that will enable people with disabilities to stand clear of the doors to open the doors outwards. To accord with the Building Regulations and BS 8300 : Design of an accessible and inclusive built environment. External environment. Code of practice.

INFORMATIVES:

1. The developer is reminded that the Control of Pollution Act 1974 restricts the carrying out of construction activities that are likely to cause nuisance or disturbance to others to be limited to the hours of 08:00 to 18:00 Monday to Friday and 08:00 to 13:00 on Saturdays, with no working of this type permitted on Sundays or Bank Holidays. The Control of Pollution Act 1974 is enforced by Environmental Health.

2. In dealing with this application, the Local Planning Authority has worked with the applicant in a positive and proactive manner through pre-application discussions. As such it is considered that the Council has implemented the requirement set out in paragraph 39 of the National Planning Policy Framework.

AUTHORISING OFFICER:



Andy Horne
24 April 2026

APPEALS TO THE SECRETARY OF STATE

1. If you are aggrieved by the decision of the Local Planning Authority (LPA) to refuse planning permission or grant with conditions, you can appeal to the Secretary of State (Planning Inspectorate) under section 78 of the Town and Country Planning Act 1990, you must do so **within 6 months** of the date of the decision, subject to point 2 below.
2. If this decision is for a householder planning application, if you want to appeal against the decision or any condition you must do so **within 12 weeks** of the date of the decision.
3. Appeals must be made using a form which you can get from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN. Alternatively, you can submit an appeal online at <https://www.gov.uk/appeal-planning-decision>
4. The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
5. The Secretary of State need not consider an appeal if it seems to them that the LPA could not have granted planning permission and/or imposed the conditions having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
6. The Secretary of State does not refuse to consider appeals solely because the LPA based their decision on a direction given by the Secretary of State.

PURCHASE NOTICES

1. If either the LPA or the Secretary of State refused permission to develop land or grants permission subject to conditions, the owner may claim that the owner can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out any development which has been or would be permitted. Then in these circumstances the owner may serve a purchase notice on the Council in whose area the land is situated. This notice will require the Council to purchase the owners' interest in the land in accordance with the provisions of [Part VI](#) of the Town and Country Planning Act 1990.