

Tamworth Borough Council

Planning Committee

5th December 2023



Tamworth
Borough Council

Celebrating our heritage, creating a better future

0241/2018

Land north of Browns Lane

Tamworth

B79 8TF

Cross boundary application

Outline application for up to 210 dwellings, public open space, landscaping, sustainable urban drainage and associated infrastructure. All matters reserved except access.

Proposals – Wide Site Plan



Proposal – Tamworth's Boundary Only



Tamworth
Administrative
Boundary



0241/2018

Land north of Browns Lane

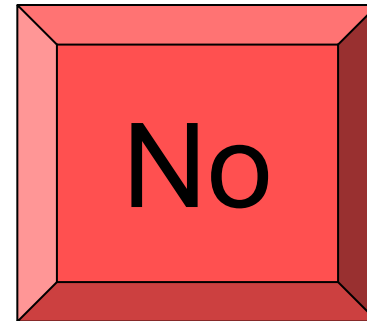
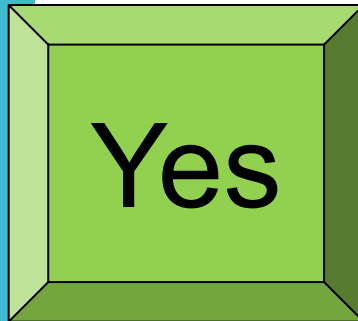
Tamworth

B79 8TF

Lichfield Decision

Are there any speakers?

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Guidance

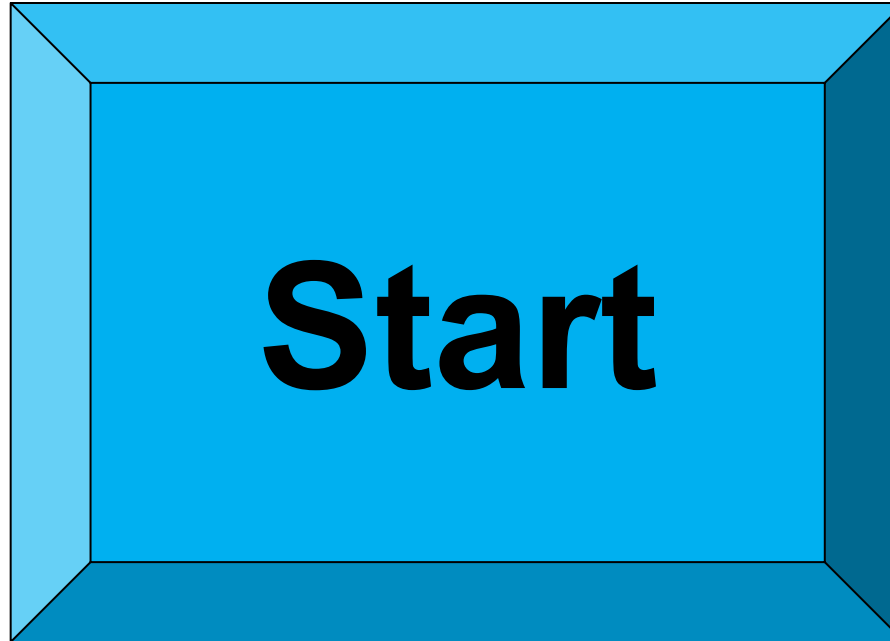
You have 3 minutes to address the Committee

The time will begin when you start to speak

When the last slide goes red, please stop speaking

You will see warnings at 1 minute, 30 seconds and 10 seconds

Are you ready?



3

Minutes Remaining

1

Minute Remaining

30

Seconds Remaining

Finish

0261/2022

Former Police Station

Spinning School Lane

Tamworth

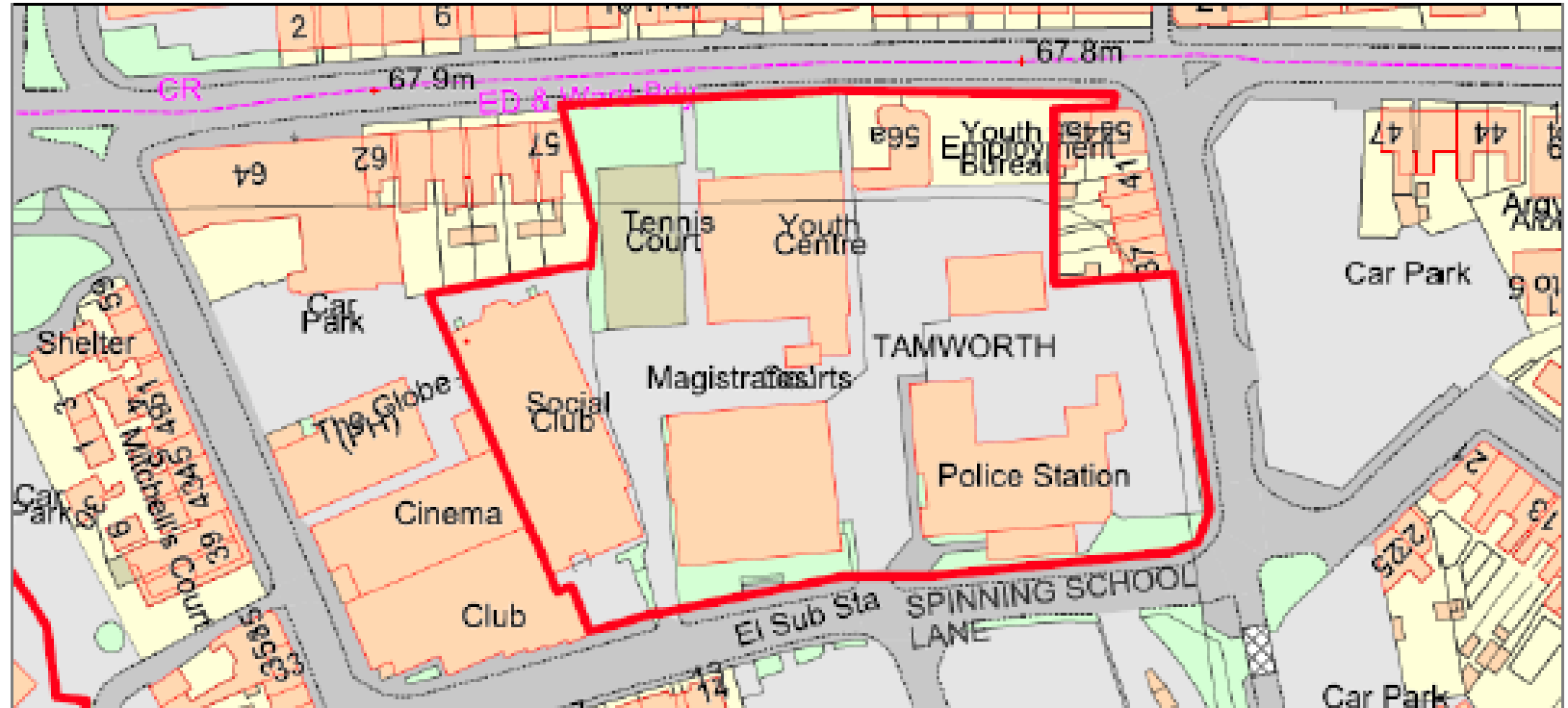
B79 7BB

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**Conversion of and extension to
existing five storey former Police
Station building to form 54 residential
units**

507, 508
and 509

**Club, Spinning School Lane, F
Former Magistrates Court and
Police Station and Youth Centre, Albert Road**



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This site is located on brownfield land in Tamworth Town Centre and contains a vacant Magistrates Court and Police Station, a youth centre and a club. This site

Policies

Local Plan Policies

- SS1 The Spatial Strategy for Tamworth
- SS2 Presumption in Favour of Sustainable Development
- HG1 Housing
- HG4 Affordable Housing
- HG5 Housing Mix
- HG6 Housing Density
- EC2 Supporting Investment in Tamworth Town Centre
- EN3 Open Space and Green and Blue Links
- EN4 Protecting and Enhancing Biodiversity
- EN5 Design and New Development
- EN6 Protecting the Historic Environment
- SU1 Sustainable Transport Network
- SU2 Delivering Sustainable Transport
- SU3 Climate Change Mitigation
- SU4 Flood Risk and Water Management
- SU5 Pollution, Ground Conditions and Minerals and Soils
- IM1 Infrastructure and Developer Contributions

Appendix A – Housing Trajectory

Appendix C – Car Parking Standard

Supplementary Planning Documents and Other Local Guidance

- Design SPD
- Planning Obligations SPD
- The Introduction of First Homes
- Housing and Economic Development Need Assessment
- Albert Road/Victoria Street Conservation Area Appraisal
- Tamworth Town Centre Conservation Area Appraisal

National Planning Policy

- National Planning Policy Framework 2021
- National Design Guide 2021
- National Planning Practice Guidance

- Principle
- Character and Appearance
- Highway Safety and Parking
- Heritage and Archaeology
- Amenity
- Ecology
- Contamination
- Flooding and Drainage
- Housing Density
- Housing Mix
- Affordable Housing

Proposals – Existing



Proposals – Proposed Elevations



South Elevation - Proposed (to Spinning School Lane)

Proposals – Proposed Elevations



East Elevation - Proposed (to Marmion Street)

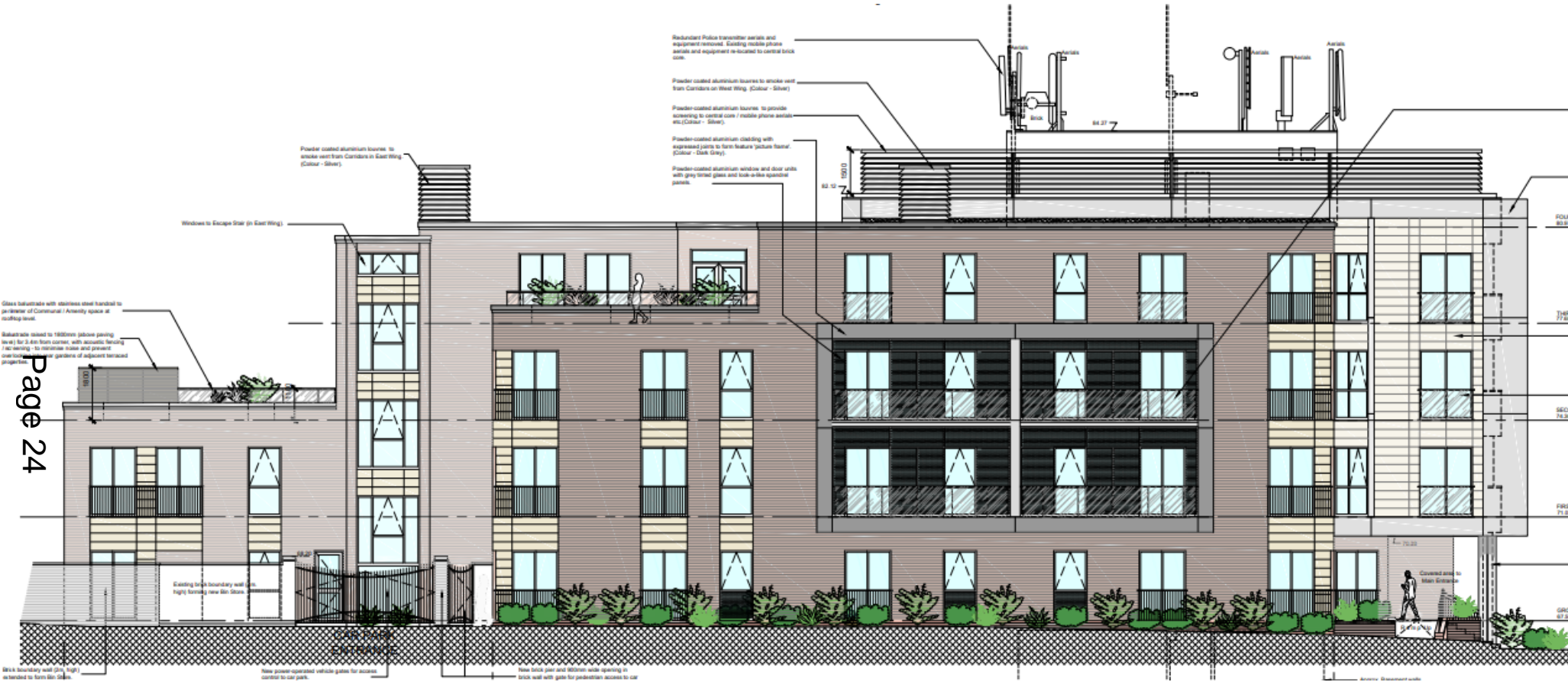
Approx. line of Basement walls in existing building (greyed)

Proposals – Proposed Elevations



North Elevation - Proposed

Proposals – Proposed Elevations



Page 24

West Elevation - Proposed





SU2 Delivering Sustainable Transport

Development with lower levels of parking provision may be acceptable in locations that are highly accessible by walking, cycling and public transport, including Tamworth's network of centres.

Appendix C

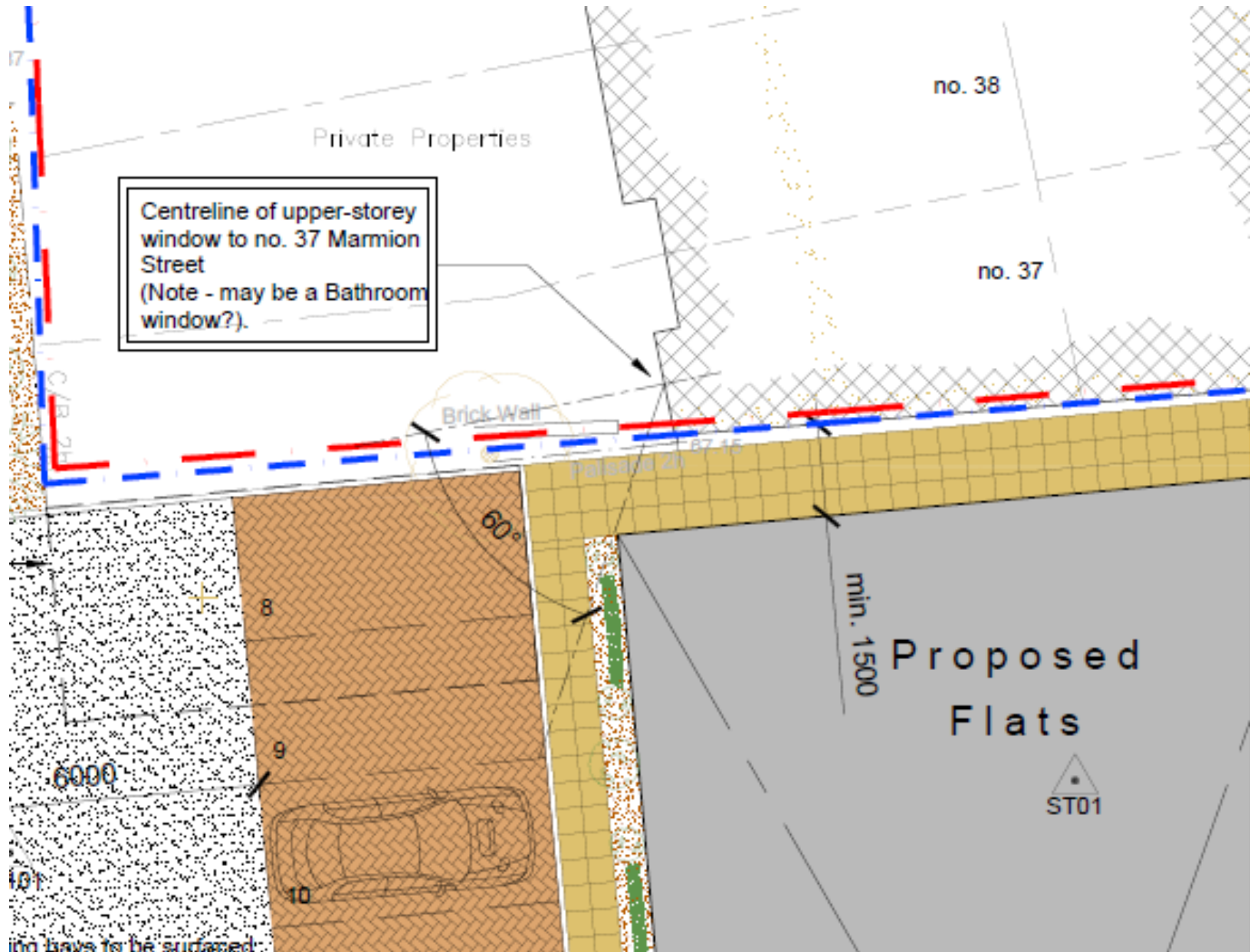
The developer will normally have to provide fully for the parking demand generated on or near the site of the development, particularly when new buildings are proposed.

This requirement may not however be possible or desirable where redevelopment, refurbishment or conversions are proposed within the town centre or conservation areas when conservation and transportation policies need to be taken into account and the availability of public parking facilities assessed. In these circumstances the standards should be used in a positive and flexible manner as an aid to development.

In central areas with good public transport links users may require less parking.

Where such development proposals do not make provision to the relevant parking standard then negotiations can be entered into to see if further provision could be achieved or to reach a suitable compromise where public safety will not be prejudiced.

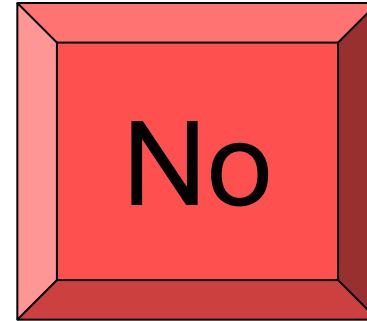
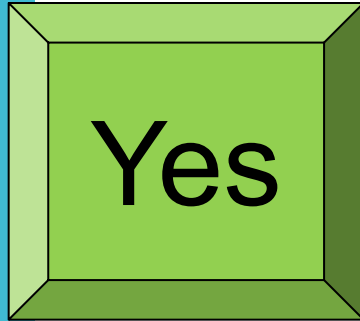
It is recognised, however, that the parking requirements are but part of the overall assessment of the planning merits of the proposal and the outcome can be a balance between all these considerations.



no laws to be surfaced

Are there any speakers?

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Guidance

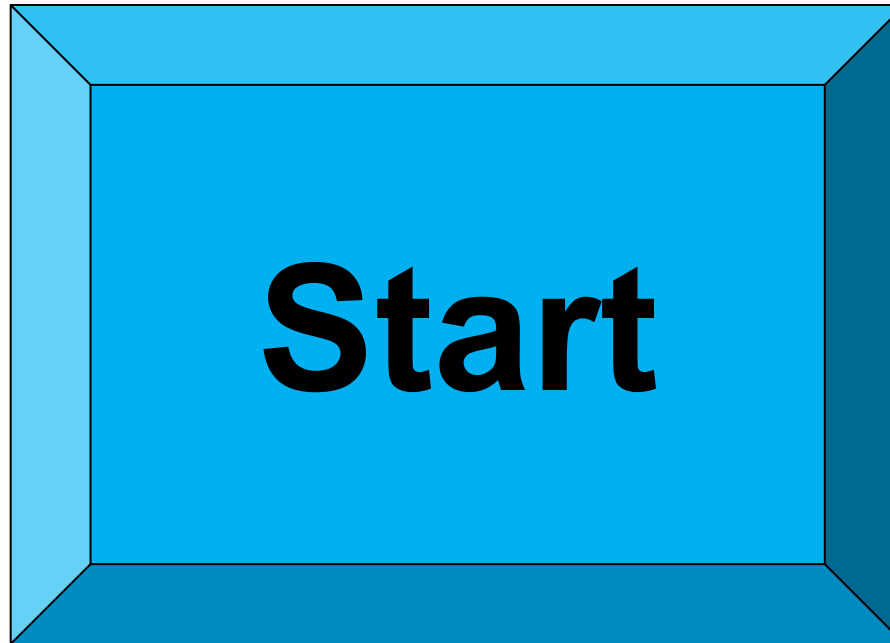
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Spinning School Lane

Tamworth

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Conversion of and extension to existing five storey former Police Station building to form 54 residential units

Committee Debate and Decision

**Thank you for your
attendance**

**Next meeting:
16/01/2024**

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