

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON WEDNESDAY 24th MAY 2023, AT 7.00PM IN THE COUNCIL CHAMBER, GREENACRE CENTRE, STOTFOLD

Committee Members present

B Saunders (Chairman) L Anderson, T Bhasin, S Buck, S Dhaliwal, A Hall, S Hayes, D Matthews, J Smith.

Also present:

C Jenkins, Assistant Clerk, Cllrs Mrs Cooper, J Talbot and Mrs J Hyde.

64/23 APPOINTMENT OF VICE CHAIRMAN

Members were asked to appoint a new Vice Chairman for the Planning Committee. Cllr Jon Smith was nominated and seconded.

RESOLVED that Cllr Jon Smith is appointment the Planning Committee Vice Chairman.

65/23 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor H Wightwick.

66/23 DISCLOSURE OF MEMBERS INTERESTS ON MATTERS CONTAINED IN THE AGENDA AND REQUESTS FOR DISPENSATIONS

There were none. Members were reminded that if at any time during the meeting they feel they have an interest in an item being discussed, they should declare it at that point.

67/23 PUBLIC PARTICIPATION – QUESTIONS, COMMENTS & RESPONSE

Cllr Mary Cooper spoke to the committee about 2 Yew trees at 2 Drovers Lane, Stotfold. In February, both were given permission to be trimmed and shaped to improve their longevity. These have subsequently both been removed by the property owner without permission. They both had tree preservation orders attached to them. It was agreed to contact the CBC tree officer regarding this and to be kept informed about what the owner plans to do.

Stotfold Town Council have not had any response from Central Bedfordshire Council tree officer. This will again be raised with the tree officer for comment and future monitoring.

68/23 MINUTES OF PREVIOUS MEETING

RESOLVED that the minutes of the Planning Committee meetings held on 12th April 2023 are confirmed as a correct record.

69/23 CLERK'S REPORT, CORRESPONDENCE RECEIVED & MATTERS ARISING FOR INFORMATION

Nothing to report.

70/23 PLANNING DECISIONS

Decisions were noted

71/23 PLANNING APPLICATIONS

RESOLVED that the comments made on the applications as listed and forming part of these minutes be forwarded to the Central Bedfordshire Council Planning department.

72/23 CONSIDERATION OF APPLICATIONS BY CENTRAL BEDS DEVELOPMENT MANAGEMENT COMMITTEE

It is not considered necessary to call in any applications for consideration by the Central Bedfordshire Council Development Management Committee.

73/23 ITEMS FOR INFORMATION PURPOSES, RELEVANT TO THIS COMMITTEE ONLY

The Chairman expressed his disappointment to the committee that Stotfold does not now have a representative on the Central Bedfordshire Council Planning Development Management Committee. Stotfold always has had a presence from one Ward Member to be able to keep the committee informed of development in the area. It was noted that either of our members could attend as a substitute, if ever required.

With no further business, the meeting closed at 7.15pm.

MINUTES APPROVED (date):

SIGNED BY CHAIRMAN:

PLANNING APPLICATIONS

Meeting:24th May 2023

[CB/23/01364/FULL](#)

comments due 08/06/23

50 Regent Street, Stotfold, Hitchin, SG5 4EA

Erection of a first- floor side extension and a ground floor single storey rear extension.

Town Council Comments: No Objections

[CB/23/01434/FULL](#)

comments due 09/06/23

4 Vaughan Road, Stotfold, Hitchin, SG5 4EH

Single storey front and rear extensions

Town Council Comments: No Objections

[CB/23/01347/FULL](#)

comments due 13/06/23

158 Hitchin Road, Stotfold, Hitchin, SG5 4JE

Single storey rear extension, front extension and insertion of entrance door to flank wall.

Town Council Comments: No Objections – comment – check shared boundary and access.

[CB/23/01365/FULL](#)

comments due 16/06/23

25 Home Close, Stotfold, Hitchin, SG5 4DJ

Two Storey side extension

Town Council Comments: No Objections

PLANNING DECISIONS

Meeting: 12th April 2023

[CB/22/01833/FULL](#)

120B Hitchin Road, Stotfold, Hitchin, SG5 4HT

Erection of detached dwelling, and change of use/demolition of the existing commercial car mechanic works shop (B1 Use class)

Town Council Comments: No objections

Central Bedfordshire Council Decision: Granted 06/04/23

[CB/22/03838/FULL](#)

Stotfold Social Club, 13-15 Arleseey Road, Stotfold, Hitchin, SG5 4HA

Demolition of former Stotfold Social Club. Erection of apartment building comprising 8 x 2-bedroom units with amenity area, parking, cycle parking and refuse storage.

Town Council Comments: No objections, however we note that the 1st floor layout is cramped

Central Bedfordshire Council Decision: Refused 05/04/23

[CB/22/04787/FULL](#)

St Marys (Stotfold) Lower School, Rook Tree Lane, Stotfold, Hitchin, SG5 4DL

Installation of a ground source heat pump with new plant room and boreholes in the school field with underground connection to the new plant room

Town Council Comments: No objections

Central Bedfordshire Council Decision: Granted 17/04/23

[CB/23/00250/FULL](#)

5 The Avenue, Stotfold, Hitchin, SG5 4LY

Single storey extension and associated ramp for Disabled access

Town Council Comments: no objections, we feel it is important to retain this valuable service for Stotfold

Central Bedfordshire Council Decision: Granted 03/05/23

[CB/23/00360/FULL](#)

12 The Gardens, SG5 4HD

Single storey rear extension and raising of roof ridge to accommodate loft conversion. 1 No large rear dormer window to rear roof slope, 2 No small pitched roof dormers to front roof slope, insertion of skylight and raised roof to porch. Alterations to fenestration and new external materials

Town Council Comments: no objections, subject to highways officers comments

Central Bedfordshire Council Decision: Granted 24/04/23

[CB/23/00390/FULL](#)

110 High Street, Stotfold, Hitchin, SG5 4LH

Single storey rear extension following demolition of existing conservatory

Town Council Comments: no objections

Central Bedfordshire Council Decision: Granted 24/04/23