

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON WEDNESDAY 22<sup>nd</sup> NOVEMBER 2017  
AT 7.00PM IN THE COUNCIL CHAMBER, GREENACRE CENTRE, STOTFOLD**

---

Committee Members present: A Cooper (Chairman)

B Collier	Mrs M Cooper
S Dhaliwal	S Hayes
D Matthews	C Phelps
J Talbot	

Also present: Councillors Mrs S Bundock, Mrs A Clarey, B Saunders and the Assistant Clerk

---

**134/17 APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillor E Wearmouth.

**135/17 DISCLOSURE OF MEMBERS INTERESTS ON MATTERS CONTAINED IN THE AGENDA**

There were none.

**136/17 PUBLIC PARTICIPATION – QUESTIONS, COMMENTS & RESPONSES**

None.

**137/17 CLERK'S REPORT, CORRESPONDENCE RECEIVED & MATTERS ARISING FOR INFORMATION**

Nothing to report.

**138/17 DECISION NOTICES**

There were none.

**139/17 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.

**140/17 CONSIDERATION OF APPLICATIONS BY CENTRAL BEDS DEVELOPMENT MANAGEMENT COMMITTEE**

**RESOLVED** it is not considered necessary to call in any applications for consideration by the Central Beds Development Management Committee.

**141/17 ITEMS FOR INFORMATION PURPOSES ONLY**

The Chairman advised that considerations were being made as to new street names for the Land between Taylors Road and Astwick Road, and that as per the list of names that had been considered by the Town Council beforehand, Cherry, Maple and Bluebell Gardens have been put forward. The committee considered the name Bluebell not to be appropriate as the streets in the area will be themed as trees. Therefore, Oak Gardens has now been submitted as an alternative option.

There being no further business, the meeting was closed at 7.17pm

**CHAIRMAN**

**DATED**

**PLANNING APPLICATIONS**  
**22<sup>nd</sup> November 2017**

- A**      CB/17/05087/FULL      comments due 05/12  
Mr Boughen  
20 Norton Road, Stotfold, SG5 4PE  
Proposed single storey full width rear extension with part first floor rear extension  
**Town Council comments: No Objections.**

*Previous site application history: CB/17/03074/FULL Single storey rear extension with part first floor extension and internal alterations. Town Council comments: No objections. CBC Decision: Refused 11/09/17*

---

- B**      CB/17/05186/FULL      comments due 04/12  
Mr & Mrs A Packenas  
46 High Street, Stotfold, SG5 4LL  
Part double/part single storey side extension incorporating garage, single storey rear extension and loft conversion  
**Town Council comments: No Objections, integral garage, no application needed to be converted.**

*Previous site application history:  
CB/15/01998/FULL Single storey rear extension and two storey side extension following demolition of existing rear conservatory and two storey side extension. Town Council comments: No objections. CBC Decision: Approved 22/07/15  
CB/15/03105/FULL Part change of use of dwelling house (side workshop only) to bicycle repair and servicing business (retrospective application). Town Council comments: No objections. CBC Decision: Refused 20/10/15*

---

**C** CB/17/05038/VOC comments due 06/12  
GPS Estates Ltd

Land between Taylors Road and Astwick Road, North of 51 Astwick Road, Astwick Road, Stotfold  
Variation of condition 16 attached to LPA reference CB/17/01585/FULL – changes to house types and omission drawings/documents:17772/1003, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114 and 3115.LSrevA & Landscape Proposals, Spec & Maintenance scheme Rev A and replace with drawings/documents: 2017/899/200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214 & 215 and 3115 Stotfold GPS LS RevC & Landscape Proposal, spec and maintenance scheme Rev C

**Town Council comments: No Objections, building of properties is already underway!**

*Previous site application history:*

*CB/16/03344/FULL Outline planning permission for up to 78 residential dwellings (including up to 35% affordable housing), introduction of structural planting and landscaping, informal public open space and children's play area, surface water flood mitigation and attenuation, vehicular access point from Taylor's Road and associated ancillary works. All matters to be reserved except for main site access from Taylor's Road. CBC Decision: Refused 27/10/16 Appealed 08/03/17*

*CB17/01585/FULL Residential development of 26 dwellings to include landscaping, access, parking and all ancillary works. Town Council comments: Object – this is an opportunistic application, confirmed as falling outside of the recognised development envelope for Stotfold on previously undeveloped and predominantly high grade agricultural land. This would fail to qualify as making the most of efficient use of land under NPPF.... CBC Decision: Approved 20/09/17*

---

**D** CB/17/05157/FULL comments due 07/12  
Mr R Aery

50 Trinity Road, Stotfold, SG5 4EQ

Single storey side/rear extension after demolition of existing garage and conservatory

**Town council comments: No Objections**

E CB/17/05030/FULL comments due 07/12  
Mr & Mrs Cole  
5 Roe Close, Stotfold, SG5 4HX  
Enlargement of rear dining room and inclusion of bi-fold doors and glazed gable, garage conversion and single storey side extension  
**Town Council comments: No Objections**

---

F CB/17/04303/FULL comments due 27/11  
Etonbury Academy, Stotfold Road, Arlesey, SG15 6XS  
Erection of a new single storey building to provide nursery facilities. Additional 5 car parking spaces and new outdoor play area for nursery children  
**Town Council comments: Assuming the nursery will not be run by a commercial company but by the school. Concern that 5 parking spaces is not sufficient parking, will add to general congestion of Arlesey Road. Our understanding is there should be direct access from parking area onto Etonbury Wood footways, otherwise No Objections.**

---