

Sandy Town Council

Minutes of a meeting of the Development Scrutiny Committee of Sandy Town Council held in the Council Chamber at 10, Cambridge Road, Sandy, Bedfordshire on Monday 14 October 2013 commencing at 6.45pm

Present: Cllrs A Jackson, C Osborne, M Pettitt (Chairman), M Runchman (Substitute for Cllr Sharman) M Scott and G White.

Absent: Cllr J Ali, K Lynch, A Maycock, D Sharman and S Sutton.

In attendance: Cllr Aldis, one member of the public and the Town Clerk.

1 Apologies

Apologies for absence had been received from Cllrs Lynch, Cllr Maycock, Cllr Sharman and Cllr Sutton.

2 Declarations of interest

- i) Disclosable Pecuniary Interests – None
- ii) Other Interests – Cllr Jackson drew attention to planning application CB/TCA/13/00297 which had been submitted by his son in law and indicated he did not wish to take part in this item of business.

All councillors present drew attention to the fact that CB/TCA/13/00297 had been submitted by the Deputy Town Clerk in his capacity as a private individual and resident of Sandy but who was an employee of the council. All councillors present also drew attention to the fact that CB/TPO/13/00270 was an application made by the husband of the Town Mayor and both were well known to them all. All councillors present noted that applications CB/13/03024/ADV and CB/13/03026/LB concerned the Queen's Head where Cllr Walsh was the licensee and drew attention to this fact.

3 Planning Applications

The following applications submitted for comment by Central Bedfordshire Council were reviewed by the committee and following discussions comments were agreed as follows.

23/09/13	CB/TPO/13/00270	Works to a tree protected by a Preservation Order: Fell one Bhutan Pine tree located to the side of the property. The tree is within Tree Preservation Order Ref:
66/13	Mr D Sutton 33 Bedford Road Sandy	

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	SG19 1EP	<p>MB/TPO/01/00006 and is listed as T5 at 33 Bedford Road, Sandy, Beds.</p> <p>Near neighbours at 52 Bedford Road, 9,10,11,12,28,29,30,31,32,33,34,35 Mayfield Court had been notified.</p> <p>RESOLVED to make no objections to the proposed removal of the tree subject to the consent of the tree officer.</p>
23/09/13 67/13	<p>CB/13/02952/ FULL Mr B Hoskins Aragon Housing Association Katherine's House Dunstable Street Amphill MK45 2JP</p>	<p>Demolition of existing 1st floor conservatory & replacement with new sun room. Erection of new walls & entrance to existing buggy store at Quince Court, Engayne Avenue, Sandy, Beds.</p> <p>Near neighbours 1 Winchester Road, 42,44 Engayne Avenue, Sandy had been notified.</p> <p>RESOLVED to make no objections to the proposed development.</p> <p>Cllr Scott joined the meeting and apologised for his late arrival.</p>
02/10/13 68/13	<p>CB/13/03077/ FULL Mr J Davis 111 Icknield Way Letchworth SG6 4AR</p>	<p>Single storey front extension & double storey rear extension at 20 Orchard Road, Beeston, Beds.</p> <p>Near neighbours 17,18,19,21,22 Orchard Road, Beeston had been notified. The Chairman advised the meeting that the plans had recently been revised and added to CBC's website.</p> <p>RESOLVED to make no objections to the proposed development.</p>

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<p>04/10/13 69/13</p>	<p>CB/TCA/13/ 00297 Mr J Whitehurst 8b Middleview Bedford Road Sandy SG19 1EL</p>	<p>Works to trees within a Conservation Area: One Wellingtonia (T1 on map) remove broken branch, Cedar (T2) remove dead wood, Leylandii (T3) remove tree. The trees are located within the garden (T3 is on the boundary with No. 13 St Neots Road) at 8b Bedford Road, Sandy, Beds.</p> <p>Near neighbours 8a, 8c Bedford Road, 13,15 St Neots Road, had been Sandy notified. Cllr Jackson left the chamber prior to discussion and voting on this item of business.</p> <p>RESOLVED to make no objections to the proposed work to trees subject to the consent of the tree officer.</p> <p>Cllr Jackson returned to the meeting.</p>
<p>04/10/13 70/13</p>	<p>CB/13/03251/ FULL Mr R Greer Torst Ventures Ltd Cockayne Hatley Hall Cockayne Hatley Sandy SG19 2EA</p>	<p>Erection of detached two bedroom house at 38 Bedford Road, Sandy, Beds.</p> <p>Near neighbours 25,27,36,40 Bedford Road, 5,7,9,11,13 Laburnum Road, Sandy notified had been notified.</p> <p>One member of the public attended the meeting and expressed concern that whilst this revised plan had addressed some of the concerns raised about previous applications on this site the proposed development would still look out of place on the site in the conservation area.</p> <p>RESOLVED to object to the proposed development on the grounds of the proposed design of the front elevation which was not in keeping with the street scene in the Sandy conservation area. The front wall would be</p>

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		demolished for the provision of parking and Central Bedfordshire's Conservation Officer had only recently drawn attention to the need to preserve front gardens and boundary walls on Bedford Road in order to preserve the street scene in the conservation area in a recent review of the CA. Even with the demolished wall vehicles would not be able to leave the proposed development in a forward gear and this could present a danger as Bedford Road is busy. Finally windows at first floor level and to the side may have an impact on the privacy of the next door neighbour.
07/10/13 71/13	CB/13/03024/ ADV Greene King Ltd PO Box 680 Bury St Edmunds IP33 9GE	Advertisement: 11 Signs to building including 1 illuminated sign & 1 projecting sign at The Queens Head, 2-4 Cambridge Road, Sandy, Beds.
07/10/13 72/13	And CB/13/03026/LB Greene King Ltd PO Box 680 Bury St Edmunds IP33 9GE	Near neighbours 1,3,5,7,10,11 Cambridge Road, 3 Market Square Sandy had been notified. RESOLVED to make no objection to the majority of signs proposed in these applications but to object to the design of the projecting sign B which depicted the Queen's head. This design was considered to be aesthetically unsatisfactory, it represented the loss of a traditional pub sign which was not suitable for the oldest Public House in Sandy which was in a conservation area. Members also felt the design was undermining to the dignity of the reigning sovereign.

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4 Late Planning Applications

None.

5 Consultation

RESOLVED to make no response to the CBC consultation on the Wixam Park Master Plan which would form part of the Local Development Framework.

Cllr Osborne joined the meeting.

6 Minutes of previous meeting

The minutes of the previous meeting had been issued in incorrect form and a revised draft had been provided at the meeting and members given time to read these.

RESOLVED to approve the minutes of meeting of the Development Scrutiny Committee held on Monday 23 September 2013 as a correct record of proceedings.

7 Items for Information

The Clerk drew attention to two temporary stop notices which had been issued by CBC on 9 October 2013 in connection with unauthorised development at land at Long Lake Meadow, High Street, Seddington. One notice was concerned with hard standing and one with the siting of caravans. Cllr Scott was concerned that since the issue of the notices additional work had been done on the site and all the stop notices posted on the perimeter had been removed. The Clerk agreed to notify the enforcement officer at CBC of recent activity.

The Chairman drew attention to recent development work at 34 St Neots Road. A planning application had recently been granted which did not contain any reference to trees but members had noted that a mature tree had been felled on the first day of work by the contractors on site. Further work to bushes/trees had been done and the debris left on the roadside. The Clerk advised that she would notify the enforcement team at Central Bedfordshire Council.