



Ref: Agenda/Council-23/11/2021

18th November 2021

Dear Sir/Madam

All Members of the Town Council are hereby summoned to the Council Meeting of Biggleswade Town Council that will take place on **Tuesday 23rd November 2021** at the **Offices of Biggleswade Town Council, The Old Court House, Saffron Road, Biggleswade** commencing at **7:00pm**, for the purpose of considering and recommending the business to be transacted as specified below.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Peter Tarrant', written over a horizontal line.

Peter Tarrant
Chief Executive & Town Clerk

Distribution: All Town Councillors
Notice Boards
The Press

AGENDA

1. **APOLOGIES FOR ABSENCE**
2. **DECLARATIONS OF INTEREST**

To receive Statutory Declarations of Interests from Members in relation to:

- a. Disclosable Pecuniary interests in any agenda item.
- b. Non-Pecuniary interests in any agenda item.

3. **TOWN MAYOR'S ANNOUNCEMENTS**

4. **PUBLIC OPEN SESSION**

To adjourn for a period of up to 15 minutes to allow members of the public to put questions or to address the Council, through the Chairman, pertaining to matters listed on the agenda.

Please register in advance for this webinar:

https://us06web.zoom.us/webinar/register/WN_D1B1crFJTAC4k67jTMbc0w

Each Speaker will give their name to the Chairman, prior to speaking, which will be recorded in the minutes, unless that person requests otherwise. Each Speaker will be allowed **(one) three-minute slot**.

5. **INVITED SPEAKER**
6. **MEMBERS QUESTIONS**

7. MINUTES AND RECOMMENDATIONS OF MEETINGS

- a. The minutes of the Council Meeting held on **Tuesday 9th November 2021** at the Offices of Biggleswade Town Council, The Old Court House, Saffron Road, Biggleswade.

8. MATTERS ARISING

- a. Minutes of the Council Meeting held on **Tuesday 9th November 2021**.

9. ITEMS FOR CONSIDERATION

a. **Motion for a Sunday Bus Service**

Members to consider the introduction of a Sunday bus service on core routes, being Biggleswade to Bedford via Potton, Sandy, Blunham, Moggerhanger and Cople.

b. **Housing Allocation Scheme**

Members to consider proposed changes to Central Bedfordshire Council's Housing Allocation Scheme.

10. ITEMS FOR INFORMATION

11. PLANNING APPLICATIONS

You can view details of applications and related documentation such as application forms, site plans, drawings, decision notices and other supporting documents for planning applications. Click on the hyperlink on the heading of each planning application listed below.

a. **CB/21/04859/FULL 3 Lilac Grove, Biggleswade, SG18 8TP**

Demolition of the existing conservatory and construction of single storey rear extension.

b. **CB/21/00899/FULL Land to the rear of 48- 52 Lawrence Road, Biggleswade, SG18 0LS**

Construction of new residential house, formation of access, parking, turning and garden areas.

Previously submitted to council on 6th April 2021 CB/20/02788/FULL - 48 - 54 Lawrence Road, Biggleswade, SG18 0LS

It was **RESOLVED** that the Town Council **OBJECTS** to this planning application for the following reasons: Objection - due to: 1) poor access. 2) lack of capacity on the road. 3) raising the issue of construction lorries and the right of way access for four houses. 4) Road must be made a one-way. 5) The two storeys are overbearing and intrusive of the neighbours.

c. **CB/21/04886/FULL 31 Bluebell Close, Biggleswade, SG18 8SL**

Single storey extension to front of dwelling to form porch and enlarge garage.

d. **CB/21/04782/FULL 34 Courtlands Drive, Biggleswade, SG18 8PQ**

Single storey rear extension.

e. **CB/21/04659/FULL 51 The Baulk, Biggleswade, SG18 0QA**

New pitched roof to replace the existing first floor flat roof.

f. **CB/21/04827/FULL Holme Court, London Road, Biggleswade, SG18 9ST**

Proposed warehouse extension (dry storage).

g. **CB/21/04946/FULL 6 Cedar Avenue, Biggleswade, SG18 0DE**

Two storey and single storey front extension with new porch and part first floor side extension.

h. **CB/21/04608/ADV Land at Phase 6 Stratton Business Park, East Of Pegasus Drive, Biggleswade**

Advertisement: Building logo illuminated signs, vinyl signs, way-in, way-out pole mounted signs and building panel signs.

i. **CB/21/04997/FULL 3 Hawesmere Close, Biggleswade, SG18 8QH**

To replace existing conservatory roof with a replica tiled roof.

j. **CB/TRE/21/00490 1 The Close, Biggleswade, SG18 0AT**

Works to trees protected by a Tree Preservation Order in a conservation area: Fell, process and remove the Lime Tree.

k. **CB/TCA/21/00581 Brigham House, 93 High Street, Biggleswade, SG18 0LD**

Works to trees in a Conservation Area: Thin crown and reduce overhang to neighbouring property at 95 High Street to Horse Chestnut Tree T2.

12. PLANNING APPLICATION OUTCOMES

A report of the Planning Application Outcomes as of 15/11/2021.

13. ITEMS FOR INFORMATION

a. **Temporary Closure of Part of Biggleswade Public Bridleway No 58**

This temporary closure is required to enable the construction of a new road crossing the bridleway, adjustment in levels to existing bridlepath and construction of an equestrian crossing. The closure is expected to take place from 22nd November 2021 to 22nd April 2022.

b. **Biggleswade Footpath No 24**

The installation of permanent boundary treatments to the perimeter of the site. The closure is expected to take place from 22nd November 2021 to 22nd December 2021.

c. **Trinity Methodist Church Defibrillator Project**

A Defibrillator has been installed at the rear entrance of the Trinity Methodist Church.

14. PUBLIC OPEN SESSION

To adjourn for a period of up to 15 minutes to allow members of the public to put questions or to address the Council, through the Chairman, in respect of any other business of the Town Council.

Please register in advance for this webinar:

https://us06web.zoom.us/webinar/register/WN_D1B1crFJTAC4k67jTMbc0w

Each Speaker will give their name to the Chairman prior to speaking, which will be recorded in the minutes, unless that person requests otherwise. Each Speaker will be allowed **(one) three-minute slot**.

15. EXEMPT ITEMS

The following resolution will be **moved** that is advisable in the public interest that the public and press are excluded whilst the following exempt items are discussed.

(16a. Biggleswade CCTV Strategy)

(16b. Town Clerks Appraisal & Objectives 2021/2022)

Pursuant to section 1(2) of the public bodies (Admission to Meetings) Act 1960 Council **resolve** to exclude the public and press by reason of the confidential nature of the business about to be transacted.

MINUTES OF THE BIGGLESWADE TOWN COUNCIL
MEETING HELD ON TUESDAY 9th NOVEMBER 2021
AT 7PM AT BIGGLESWADE TOWN COUNCIL OFFICES, THE OLD
COURT HOUSE, 4 SAFFRON ROAD, BIGGLESWADE, SG18 8DL



PRESENT:

Cllr M. Russell (Chairman)
Cllr G. Fage (Vice Chairman)
Cllr D. Albone
Cllr K. Brown
Cllr F. Foster
Cllr M. Knight
Cllr R. Pullinger
Cllr H. Ramsay
Cllr D. Strachan
Cllr J. Woodhead
Cllr C. Thomas

Mr P. Tarrant – Chief Executive & Town Clerk, Biggleswade Town Council
Mr K. Hosseini - Head of Governance & Strategic Partnerships, Biggleswade Town Council
Ms W. Solomon – Head of Finance & Planning, Biggleswade Town Council
Mrs S. van der Merwe – Professional Assistant, Biggleswade Town Council

Meeting Formalities:

Following a reminder to meeting attendees, both panel and public, that this is a formal meeting, the Mayor advised that members of the public will be given an opportunity to speak during public open session but not at other times. The meeting is being filmed and by being present attendees are deemed to have agreed be filmed and to the use of those images and sound recordings. The Mayor advised that attendees should not disclose any personal information of individuals as this would infringe the Data Protection Rights of the individual. The Mayor asked everyone to mute their microphones when not speaking.

1. APOLOGIES FOR ABSENCE

Cllr L Fage, Cllr M Foster, Cllr M North.

ABSENT WITHOUT APOLOGIES

None.

2. DECLARATIONS OF INTEREST

a. Disclosable Pecuniary interests in any agenda item:

None.

b. Non-Pecuniary interests in any agenda item:

None.

3. TOWN MAYOR'S ANNOUNCEMENTS

a. Neighbourhood Plan Regulation 14 Consultation

Cllr Russell advised that the Regulation 14 Consultation closed on Monday 8 November at 09:00 with 53 formal responses received, including comments from statutory bodies such as Historic England, Central Bedfordshire Council and the NHS.

The information is being collated and Members of the Neighbourhood Plan Strategy Group will meet on 10 November 2021 with Dave Chetwyn of Urban Vision CIC to look at the responses and make possible amendments, depending on the issues raised. The updated Neighbourhood Plan will be brought back to a Town Council Meeting in the near future, together with the Consultation Statement, and if approved by the Town Council, will then be submitted to Central Bedfordshire Council.

b. **Diwali Celebrations**

Cllr Russell, Cllr Ramsay, Cllr Bond and Cllr North attended a Diwali celebration at the Wetherley Centre on Saturday 6th November 2021 and learned more about the symbolism and customs of Diwali. The Councillors were impressed by the beautiful variety of traditional dress and traditional dancing as part of the celebration.

4. **PUBLIC OPEN SESSION**

a. **Mr. Jonathan Latimer – Proposed Waiting Restrictions**

Mr. Latimer is a resident of Drove Road and believes the planned implementation of double yellow lines will have significant impact on residents on Drove Road. Mr. Latimer added that there is already a shortage of parking and residents do not believe the traffic flow is restricted by the current parking.

b. **Ms. Deborah Fisher – Proposed Waiting Restrictions**

Ms Fisher is a resident of Orchard Close and is speaking for and on behalf of a number of neighbours. Ms Fisher stated she has only seen one small notice on a lamp post of the intended plans and that residents have claimed they have not been notified by Central Bedfordshire Council via leaflet.

Ms Fisher explained that recent installations of yellow lines along Hitchmead Road, Grosvenor Gardens and the Orchard Close junction for safety reasons have already reduced the amount of on-street parking that was previously available. Residents in this area have very few driveways and rely on street parking in Hitchmead Road and Drove Road. Ms Fisher asked if Central Bedfordshire Council have considered the effect on parking in neighbouring roads. Ms Fisher noted that these roads are subject to additional heavy traffic due to school drop-offs, staff from the industrial units nearby, commuters who park and then head off to the station, residents on The Baulk as a result of recent changes to on-street parking on The Baulk, and people using the Weatherley Centre for classes.

Ms Fisher added that there are already continuous problems with people parking on the existing double yellow lines. She feels that because there is no regular or consistent enforcement of parking on double yellow lines on these roads, people will continue to park on them.

5. **INVITED SPEAKER**

None.

6. **MEMBERS' QUESTIONS**

None.

7. MINUTES AND RECOMMENDATIONS OF MEETINGS

- a. Members received the Minutes of the **Town Council Meeting held on Tuesday 12th October 2021** at the Offices of Biggleswade Town Council, The Old Court House, 4 Saffron Road, Biggleswade.

The following amendments were requested:

- Item 3b – Should be listed as “Cllr G Fage”;
- Item 9b – Cllr G Fage – Amend to the “Town Council **AGREED** the proposed waiting restrictions”;
- Item 9c – Cllr D Strachan – Amend “Financial Regulations”;
- Item 13 – Cllr D Strachan – Change “nurseries” to “nurses”.

Following these amendments, the Minutes were **APPROVED**.

- b. Members received and **APPROVED** the Minutes of the **Town Council Meeting held on Tuesday 26th October 2021** at the Offices of Biggleswade Town Council, The Old Court House, 4 Saffron Road, Biggleswade.

8. MATTERS ARISING

None.

9. ITEMS FOR CONSIDERATION

- a. **Proposed Waiting Restrictions**

Members were requested to consider Central Bedfordshire Council's proposed waiting restrictions on a number of roads.

Drove Road – East side:

Cllr Thomas stated that the proposed changes to Drove Road will have a negative impact on residents on that road who have nowhere else to park and he therefore does not support those changes.

Cllr Woodhead added that properties along Drove Road have no driveways so these changes would force residents to park in other streets. He also pointed out that the bus stop is on that side of the street and it is not clear whether this has been taken into account. He questioned whether the broader effect on parking throughout the Town has been investigated.

Cllr Albane believes these plans are unnecessary and will cause residents hardship.

Cllr Brown questioned what effects these plans would have on parking on The Baulk, given that a left turn to exit from The Baulk requires veering off to the left – any cars parked there would require traffic to pull out into the stream of oncoming traffic.

Cllr G Fage commented he had investigated the last 5 years' records on “crashmap.com” which shows a record of accidents and there is only one record of a minor incident on The Baulk. He believes cars travelling north to south along Drove Road would need to pull out into oncoming traffic.

Cllr Bond advised Members that it is important that representatives of the Town Council should appear before the Traffic Management Committee, with clear justifications for the Town Council's objections.

Cllr Pullinger commented that the reason for these changes appears to be linked to cars impeding the buses being able to use the bus stop. He added it would be more appropriate to have a dedicated bus stop with appropriate restrictions for the hours of usage.

Cllr Knight believes the proposed waiting restrictions to be a failure of integrated planning policy and believes there should be longer-term plans for how the older roads of Biggleswade will work as the town expands.

Cllr Woodhead pointed out that there is a large build-out at the mouth of The Baulk which does not appear to have been considered in these plans. There is the potential to reduce the build-out to make it safer.

It was **RESOLVED** that the Town Council **STRONGLY OBJECTS** to these planned proposals on the following grounds:

- Loss of residents' parking spaces;
- The knock-on effect of residents having to park in nearby streets;
- The build-out on The Baulk needs to be reduced.

Rose Lane – East side:

Cllr Albone stated that the loss of parking spaces in that area, where there is little off-street parking, will have a substantial effect on residents.

Cllr Strachan advised this is a one-way street with little traffic, therefore is wide enough to have the parking without detrimental effect to the free flow of traffic and safety.

Cllr Knight added that the current parking is a deterrent to speeding and believes that should these parking spaces be removed, speed reduction techniques may need to be implemented in the future through installation of speed reduction cushions.

Cllr G Fage commented that there are two lanes and in order to turn right into Sun Street, you need to be in the right-hand lane with left-hand lane leading to Crab Lane, down to the Rose Lane Car Park and ASDA. He has been informed there have been numerous incidents of cars in the wrong lane. He has been advised that the plans to remove those parking spaces will give drivers room to use the correct lanes.

Cllr F Foster regularly uses that stretch of road and does not believe there to be any issue with the current car parking spaces.

It was **RESOLVED** that the Town Council **OBJECTS** to these planned proposals on the basis of the loss of residents' parking where there is already little off-street parking.

Chambers Way – North-west side

Chambers Way – South-east side, north-east of the junction with London Road

Chambers Way – South-east side, from the north-eastern side

It was **RESOLVED** that the Town Council **STRONGLY SUPPORTS** this proposal.

Avocet Close – West side:

It was **RESOLVED** that the Town Council **OBJECTS** to this proposal.

Kitelands Road:

It was **RESOLVED** that the Town Council **SUPPORTS** this proposal.

Fairfield Road:

It was **RESOLVED** that the Town Council **STRONGLY SUPPORTS** this proposal.

It was further **RESOLVED** that Officers write to Central Bedfordshire Council requesting a summary for each proposal explaining why the proposals are being put forward.

It was **RESOLVED** to ask Central Bedfordshire Council why residents on these streets have not been formally informed via leaflets.

10. PLANNING APPLICATIONS

a. CB/21/04465/full – 3 Tate Drive, Biggleswade, SG18 8UD

Loft conversion to create two bedrooms with front roof lights and three rear dormer windows.

It was **RESOLVED** that the Town Council has **NO OBJECTION** to this planning application provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations.

b. CB/TRE/21/00517 – 3 Dells Lane, Biggleswade, SG18 8LP

Works to tree(s) protected by a Tree Preservation Order. Lime tree lopped and trimmed back.

This planning application was **NOTED**.

11. ITEMS FOR INFORMATION

a. Biggleswade Footpath No. 24

Cllr Albane questioned why the footpath needs to be closed for this boundary fence building, which will inconvenience the public. Also, the map appears to be incorrect and this should be pointed out to Central Bedfordshire Council – the footpath is in the process of being changed.

Cllr F Foster asked why there was no key to the map.

It was **AGREED** to write to Central Bedfordshire Council to a) ask why Footpath 24 pathway needs to be closed and to b) point out that the map provided appears to be incorrect.

b. Part of Bridleway No. 58

This temporary closure was noted.

12. ACCOUNTS

a. Financial Administration

Members received and **APPROVED** the following accounts:

- i. Detailed Balance Sheet to 30th September 2021;
- ii. Summary Income and Expenditure by Committee to 30th September 2021;
- iii. Detailed Income and Expenditure by Committee to 30th September 2021;
- iv. Lloyds Bank Payment Listing to 30th September 2021.

13. PUBLIC OPEN SESSION

To adjourn for a period of up to 15 minutes to allow members of the public to put questions or to address the Council, through the Chairman, in respect of any other business of the Town Council.

Cllr Bond informed the members of the public present that the Traffic Management Committee Meeting is informal and he will contact the members of the public present at this meeting to advise them of the dates for the Traffic Management Committee meeting to enable them to attend.

14. EXEMPT

Pursuant to section 1(2) of the public bodies (Admission to Meetings) Act 1960 Council resolve to exclude the public and press by reason of the confidential nature of the business about to be transacted.

There were no exempt items.

The Chairman closed the Meeting at 7.42 pm

A Lifted Motion from Sandy Town and Blunham Parish Councils for a Sunday Bus Service

..... Town / Parish Council welcomes the new Bus Strategy for Central Bedfordshire Council which was recently approved by the Council's Executive.

The strategy was introduced following the Government's initiative to encourage greater bus use. The Council recognises the importance of bus services to reduce reliance on car use and to cater for the mobility needs of those sections of the local community who cannot drive or have access to a car.

The Council notes that under the Strategy some Sunday services may be re-introduced on core routes. The Council considers that the Biggleswade to Bedford route via Potton, Sandy, Blunham, Moggerhanger and Cople and via the hospital in Bedford should be designated as a core service under the plan.

The Council instructs the Clerk to contact the Executive Member for Transportation and the Director for Sustainable Services at Central Bedfordshire Council stating that _____ Town / Parish Council fully supports the re-introduction of Sunday bus services as outlined above in this motion.

Copies of the communication be sent to Richard Fuller MP, Central Bedfordshire Ward Councillors

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SANDY
Town Council



Cllr Ian Dalgarno
Central Bedfordshire Council
Priory House
Chicksands
Shefford
SG17 5TQ

Town Clerk: Chris Robson
Date: 4th November 2021

**COPY FOR
INFORMATION**

Dear Cllr Dalgarno,

Re: New Bus Strategy for Central Bedfordshire

Sandy Town Council welcomes the new Bus Strategy for Central Bedfordshire Council, that has been introduced following the Government's initiative to encourage greater bus use which was recently approved by the Council's Executive.

Sandy Town Council recognises the importance of bus services to reduce reliance on car use and to cater for the mobility needs of those sections of the local community who cannot drive or do not have access to a car. A reliable and widely available network of bus travel is key to connecting individuals and communities, while also contributing towards efforts to reduce pollution and congestion issues.

In particular, the Town Council fully supports the re-introduction of Sunday services on core routes. This is particularly important, and Sandy and its residents have suffered in recent years due to the lack of a Sunday bus service. Sandy Town Council asks that CBC consider that the Biggleswade to Bedford route via Pottton, Sandy, Blunham, Moggerhanger and Cople and via the hospital in Bedford should be designated as a core service under the plan. The route connects key services areas and would be especially valuable to residents of smaller areas looking to access vital services.

Yours sincerely

Chris Robson
Town Clerk



CC: Cllr Steven Dixon Executive Member for Sustainability and Transformation
Richard Fuller MP
CBC Cllr Tracey Stock
CBC Cllr Caroline Maudlin
CBC Cllr Simon Ford
Biggleswade Town Council
Potton Town Council
Blunham Parish Council
Moggerhanger Parish Council
Cople Parish Council

From: Partnerships Community & Engagement Team
<Partnerships.CommunityEngagementTeam@centralbedfordshire.gov.uk>
Sent: 27 October 2021 15:45
To: All Town & Parish Council Clerks
Cc: Partnerships Community & Engagement Team

Subject: Central Bedfordshire Council is consulting on proposed changes to its Housing Allocation Scheme

Dear Clerk

Today we are launching a consultation inviting people to have their say on proposed changes to our Housing Allocation Scheme.

The scheme sets out who qualifies for social and affordable rented housing in Central Bedfordshire, how applicants can apply for housing, how they are assessed and how properties are allocated.

We're proposing a number of changes to the current scheme, which intend to make the process simpler and fairer for applicants and those responsible for administering it. All applications for social housing accommodation in Central Bedfordshire are assessed in accordance with the Housing Allocation Scheme, and our proposed changes focus on the following four areas:

- helping vulnerable people and families
- having one housing register and Housing Allocation Scheme by combining our Older Persons Register with our general housing register
- making fair assessments
- giving priority to people in Central Bedfordshire

The consultation closes on Tuesday 18 January, and further details can be found here: <https://link.edgepilot.com/s/de9d254a/smS3M4jlf0ydPZu4mJyE-w?u=http://www.centralbedfordshire.gov.uk/consultations>. We will be writing to social housing providers with details of the consultation and an email will be sent to everyone who has applied for the Housing Allocation Scheme or is currently on it. We will also be communicating the information to our housing tenants and the wider public.

Once the consultation has closed, feedback will be collated and presented to a future meeting of the Council's Executive for review.

Kind regards

Julie Ogley
Director of Social Care, Health & Housing

Community Engagement Team
Communications, Insight and Engagement
Transformation Directorate

Central Bedfordshire Council Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ
Email: Community Engagement Team
Partnerships.CommunityEngagementTeam@centralbedfordshire.gov.uk

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 09 November 2021

Dear Mr Tarrant,

Application No: CB/21/04859/FULL
Location: 3 Lilac Grove, Biggleswade, SG18 8TP
Proposal: Demolition of the existing conservatory and construction of single storey rear extension.

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04859.

Please provide any comments by no later than 07 December 2021.

How coronavirus is affecting planning

For the safety of staff and customers our offices remain closed to the public and officers continue to work from home. A small number of our planning admin team are in the office to register post, scan documents and print. However, as most applications can be registered remotely, please help us by making electronic submissions. Hard copy applications and postal comments are still being received, but there could be a delay in logging these. Please also be advised that we are unable to offer case history copies or other printing requests at this time.

Site visits by officers will only be carried out after the applicant / agent has first been contacted to discuss the suitability of a visit. Case officers will make a judgement as to whether a site visit can be made in a safe way – if this is not possible we will discuss the potential for alternative ways of assessing the site or in appropriate cases request your agreement that consideration of the application be paused.

As our offices remain closed to visitors we are still unable to have face to face meetings, so we are asking customers not to come into our offices. Your case officer will contact you to discuss alternative arrangements which could be via phone call or video conferencing.

Read about our Development Management Committee for updates and information about meetings. https://www.centralbedfordshire.gov.uk/info/31/meetings/219/development_management_committee_-_meetings_and_agendas.

All of these arrangements will be kept under review and we would like to thank you for your co-operation.

Yours sincerely,

Nicola Stevens
Planning Officer

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Contact Planning Appeals Team
Email planning.appeals@centralbedfordshire.gov.uk
Your Ref APP/P0240/W/21/3278885
Date 09 November 2021

Dear Mr Tarrant,

TOWN AND COUNTRY PLANNING ACT 1990 APPEAL UNDER SECTION 78

Site address: Land to the rear of 48- 52 Lawrence Road, Biggleswade, SG18 0LS
Description of development: Construction of new residential house, formation of access, parking, turning and garden areas.
Appellant's name: Mr & Mrs Tyrer
Appeal reference: APP/P0240/W/21/3278885
Application reference: CB/21/00899/FULL

A Planning Application Ref No: CB/21/00899/FULL received on 02 March 2021, for Construction of new residential house, formation of access, parking, turning and garden areas. at Land to the rear of 48- 52 Lawrence Road, Biggleswade, SG18 0LS was submitted on behalf of Mr & Mrs Tyrer.

The appeal will be determined on the basis of written representations. The procedure to be followed is set out in Part 2 of the Town and Country Planning (Appeals) (Written Representations Procedure) (England) Regulations 2009, as amended.

I have forwarded all the representations made to us on the application to The Planning Inspectorate and the appellant. These will be considered by the Inspector when determining the appeal.

If you wish to make comments, or modify/withdraw your previous representation, you can do so online at <http://www.gov.uk/appeal-planning-decision/comment-on-an-appeal>. If you do not have access to the internet you can send your comments to The Planning Inspectorate, 3B Eagle Wing, Temple Quay House, 2 The Square, Bristol, BS1 6PN. **All representations must be received by 14 December 2021.** Any representations submitted after the deadline will not usually be considered and will be returned. The Planning Inspectorate does not acknowledge representations. **All representations must quote the appeal reference which is APP/P0240/W/21/3278885. Please do not write to me.**

Please note that any representations you submit to the Planning inspectorate will be copied to the appellant and this local planning authority and will be considered by the Inspector when determining the appeal.

You can get a copy of one of the Planning Inspectorate's "Guide to taking part in an appeal" booklets free of charge from GOV.UK at <https://www.gov.uk/government/collections/taking-part-in-a-planning-listed-building-or-enforcement-appeal>

Appeal documents are available on our website following receipt of the questionnaire submission from the Planning Inspectorate. <http://www.centralbedfordshire.gov.uk/planning-register> enter the application reference **CB/21/00899/FULL** into the application quick search box, click on the Case Reference to show more details – click on View Documents / Legal folder.

You can find out appeal deadlines and details of the decision on the Planning Inspectorate's website <http://www.gov.uk/appeal-planning-inspectorate>.

Yours sincerely,

A handwritten signature in black ink that reads "Andrew Davie". The signature is written in a cursive style with a capital 'A' and 'D'.

Andrew Davie
Assistant Director - Development Infrastructure

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr P Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Contact Joanna Baker
Direct Dial 0300 300 6990
Email planning@centralbedfordshire.gov.uk
Your Ref
Date 09 November 2021

Dear Mr Tarrant,

Application No: CB/TCA/21/00581

Proposal: Works to trees in a Conservation Area: Thin crown and reduce overhang to neighbouring property at 95 High Street to Horse Chestnut Tree T2

Location: Brigham House, 93 High Street, Biggleswade, SG18 0LD

I have received an application to carry out work to tree(s) at the above property which is within the **Biggleswade Conservation Area**. You can view the application details and documents on our website by visiting:

<http://www.centralbedfordshire.gov.uk/tree-works-register>.

If you wish to comment on the application, please do so in writing by **30 November 2021** quoting the above application number.

All letters received are open to public view and therefore cannot be treated in confidence. Normally, your letter will not be acknowledged.

How coronavirus is affecting planning

We were already well prepared for agile working, operating a paper light planning application process. Most of our staff are now working from home, but can be contacted as normal via email or phone during working hours. A number of staff are working flexibly around childcare - please leave a message and they will get back to you as quickly as they can. We will of course be keeping staffing levels and workloads under constant review in light of any cases of self-isolation and childcare needs.

A small number of our planning admin team are in the office to register post, scan documents and print. However, as most applications can be registered remotely, please help us by making electronic submissions. Hard copy applications and postal comments are still being received, but there could be a delay in getting these logged as they have to be scanned in at the office. Please also be advised that we are unable to offer case history copies or other printing requests at this time.

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All of these arrangements will be kept under review and we would like to thank you for your co-operation during these challenging times.

Yours sincerely,

Joanna Baker

Trainee Natural Environment Officer

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 11 November 2021

Dear Mr Tarrant,

Application No: CB/21/04886/FULL
Location: 31 Bluebell Close, Biggleswade, SG18 8SL
Proposal: Single storey extension to front of dwelling to form porch and enlarge garage.

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04886.

Please provide any comments by no later than 09 December 2021.

How coronavirus is affecting planning

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Yours sincerely,

Sarah Fortune
Planning Officer

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 05 November 2021

Dear Mr Tarrant,

Application No: CB/21/04782/FULL
Location: 34 Courtlands Drive, Biggleswade, SG18 8PQ
Proposal: Single storey rear extension.

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04782.

Please provide any comments by no later than 03 December 2021.

How coronavirus is affecting planning

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Yours sincerely,

Sarah Fortune
Planning Officer

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 08 November 2021

Dear Mr Tarrant,

Application No: CB/21/04659/FULL
Location: 51 The Baulk, Biggleswade, SG18 0QA
Proposal: New pitched roof to replace the existing first floor flat roof.

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04659.

Please provide any comments by no later than 06 December 2021.

How coronavirus is affecting planning

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Yours sincerely,

Nicola Stevens
Planning Officer

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 10 November 2021

Dear Mr Tarrant,

Application No: CB/21/04827/FULL
Location: Holme Court, London Road, Biggleswade, SG18 9ST
Proposal: Proposed warehouse extension (dry storage).

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04827.

Please provide any comments by no later than 08 December 2021.

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Yours sincerely,

Janine Richardson
Senior Planning Officer

Development Management

Central Bedfordshire Council

Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 15 November 2021

Dear Mr Tarrant,

Application No: CB/21/04946/FULL
Location: 6 Cedar Avenue, Biggleswade, SG18 0DE
Proposal: Two storey and single storey front extension with new porch and part first floor side extension.

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04946.

Please provide any comments by no later than 13 December 2021.

How coronavirus is affecting planning

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Yours sincerely,

William Comber
Planning Officer

Development Management

Central Bedfordshire Council

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Chicksands, Shefford
Bedfordshire SG17 5TQ
www.centralbedfordshire.gov.uk



Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Date 16 November 2021

Dear Mr Tarrant,

Application No: CB/21/04608/ADV
Location: Land at Phase 6 Stratton Business Park, East Of Pegasus Drive, Biggleswade
Proposal: Advertisement: Building logo illuminated signs, vinyl signs, way-in, way-out pole mounted signs and building panel signs

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04608.

Please provide any comments by no later than 14 December 2021.

How coronavirus is affecting planning

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Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL
Dear Mr Tarrant,

Date 16 November 2021

Application No: CB/21/04997/FULL
Location: 3 Hawesmere Close, Biggleswade, SG18 8QH
Proposal: To replace existing conservatory roof with a replica tiled roof.

I have received an application for planning permission in respect of the above property which can be inspected on our website within 3 working days from the date of this letter.

This application can be viewed at <http://www.centralbedfordshire.gov.uk/planning-register> by entering the application reference 21/04997.

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Mr Peter Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Contact Joanna Baker
Direct Dial 0300 300 6990
Email planning@centralbedfordshire.gov.uk
Your Ref
Date 09 November 2021

Dear Mr Tarrant,

Application No: CB/TRE/21/00490

Proposal: Works to trees protected by a Tree Preservation Order in a conservation area: Fell, process and remove the Lime Tree (T1).
Location: Reduce the height of Yew Tree (T2) by 30%.
1 The Close, Biggleswade, SG18 0AT

I have received an application to carry out work to preserved tree(s) at the above property. You can view the application details and documents on our website by visiting:
<http://www.centralbedfordshire.gov.uk/tree-works-register>.

If you wish to comment on the application, please do so in writing by **30 November 2021** quoting the above application number.

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Joanna Baker
Trainee Natural Environment Officer

Development Management

Central Bedfordshire Council

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www.centralbedfordshire.gov.uk



Mr P Tarrant
Clerk to Biggleswade Town Council
The Old Court House
4 Saffron Road
Biggleswade
Beds
SG18 8DL

Contact Joanna Baker
Direct Dial 0300 300 6990
Email planning@centralbedfordshire.gov.uk
Your Ref
Date 09 November 2021

Dear Mr Tarrant,

Application No: CB/TCA/21/00581

Proposal: Works to trees in a Conservation Area: Thin crown and reduce overhang to neighbouring property at 95 High Street to Horse Chestnut Tree T2

Location: Brigham House, 93 High Street, Biggleswade, SG18 0LD

I have received an application to carry out work to tree(s) at the above property which is within the **Biggleswade Conservation Area**. You can view the application details and documents on our website by visiting:

<http://www.centralbedfordshire.gov.uk/tree-works-register>.

If you wish to comment on the application, please do so in writing by **30 November 2021** quoting the above application number.

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Yours sincerely,

Joanna Baker

Trainee Natural Environment Officer

OUTCOME OF CBC DETERMINED PLANNING

| Address | Application No. | Committee date | BTC Decision | Description | Central Beds Outcome/Date | "Called In" |
|----------------------------------|-----------------|------------------------------------|--|---|---------------------------------|-------------|
| 2019 | | | | | | |
| Biggleswade, Land North of | 19/04301/OUT | 14/01/2020 | Strongly Object - does not comply with NPPF and various other comments made against the Applicant. | Outline Application: planning permission with all matters reserved except for access for the development of the land situated north of Biggleswade, east of the ECML railway to provide for up to 406 dwellings including affordable housing; green infrastructure accommodating landscaping, allotments, community orchard, public open space, children's play space; new roads, car parking, cycleways and footways; associated infrastructure; including a sustainable drainage system; vehicular access to be secured from Furzenhall Road. | See Below | |
| Biggleswade, Land North of | 19/02827/PAPC | 08/09/2020 | Strongly Object - For reasons set out in previous correspondences. Council also agreed that Cllr G Fage would be appointed to represent BTC and to speak at the Development Management Committee Meeting. It was RESOLVED that the draft letter be approved, and that letter and the previous letter of objection be sent to the named planning officer and to the general planning address. Further, that a shorter version be circulated to Members of the CBC Development Management Committee for information. | Development Brief relating to residential scheme of around 400 dwellings at land north of Biggleswade, with access taken from Furzenhall Road. | No information as at 15/11/2021 | |
| Dunton Lane, Stratton Park Drive | 19/02839/VOC | 08/10/2019 | No Objection. | Variation of Condition no.1 on Planning Permission MB/83/456 "Renewal of Planning Permission for caravan park on a permanent basis" to state that the total number of caravans shall not exceed twenty-two at any time. | Awaiting Decision | |
| Lincoln Crescent, 48 | 19/03482/FULL | 12/11/2019 | No Objection. | Proposed single storey rear extension. | Awaiting Decision | |
| 2020 | | | | | | |
| Biggleswade Road, Land East of | 20/00959/OUT | 28/04/2020 Virtual Council Meeting | No Objection - provided the following points are considered: 1) Dunton Lane is upgraded. 2) The speed limit from Saxon Drive be reduced from the current 60 mile per hour to 40 miles per hour. 3) The necessary facilities be provided for pedestrian footpath and cyclist pathway. 4) Adequate access for Motorists to the A1. | Outline application: seeking Planning Permission for up to 1,500 dwellings (use Class C3) and up to a 2ha of commercial development dwellings (use Class C3) and up to a 2ha of commercial development (use Class A1, A2, A3, A4, A5, B1a,bc,B2, B8) up to 5ha of primary school development (class D1) and up to 4ha of other leisure and community development (Use Classes D1 and D2) up to 61 ha of open space including play space, allotments and a country park, infrastructure including site access, internal roads, car parking, footpaths, cycle ways, drainage and utilities. Subject to Environmental statement. | See Below | |

| Address | Application No. | Committee date | BTC Decision | Description | Central Beds Outcome/Date | "Called In" |
|--------------------------------|-----------------|---|--|---|---------------------------|-------------|
| 2020 (Cont.) | | | | | | |
| Biggleswade Road, Land East of | 20/00959/OUT | 11/08/2020 Virtual Council Meeting | As above. | Outline application: seeking Planning Permission for up to 1,500 dwellings (use Class C3) and up to a 2ha of commercial development dwellings (use Class C3) and up to a 2ha of commercial development (use Class A1, A2, A3, A4, A5, B1a,b,c, B2, B8) up to 5ha of primary school development (class D1) and up to 4ha of other leisure and community development (Use Classes D1 and D2) up to 61 ha of open space including play space, allotments and a country park, infrastructure including site access, internal roads, car parking, footpaths, cycle ways, drainage and utilities. | See Below | |
| Biggleswade Road, Land East of | 20/00959/OUT | 13/10/2020 | As above. | Outline Application: seeking Planning Permission for up to 1,500 dwellings (use Class C3) and up to a 2ha of commercial development (use Class A1, A2, A3, A4, A5, B1a,b,c, B2, B8) up to 5ha of primary school development (Class D1) and up to 4ha of other leisure and community development (Use Classes D1 and D2) up to 61ha of open space including play space, allotments and a country park, infrastructure including site access, internal roads, car parking, footpaths, cycle ways, drainage and utilities. Subject to Environmental statement. | See Below | |
| Biggleswade Road, Land East of | 20/00959/OUT | 12/01/2021 | It was Resolved that the Town Council will submit further correspondence to Central Bedfordshire Council to include the previous comments of objections due to: 1) Dunton Lane is upgraded. 2) The speed limit from Saxon Drive reduced from the current 60 mile per hour to 40 miles per hour. 3) The necessary facilities provided for pedestrian footpath and cyclist pathway. 4) Adequate access for Motorists to A1. Additional comment: 5) There are to be improvements to Chambers Road/London Road junction. | Outline Application: seeking Planning Permission for up to 1,500 dwellings (use Class C3) and up to a 2ha of commercial development (use Class A1, A2, A3, A4, A5, B1a,b,c, B2, B8) up to 5ha of primary school development (Class D1) and up to 4ha of other leisure and community development (Use Classes D1 and D2) up to 61ha of open space including play space, allotments and a country park, infrastructure including site access, internal roads, car parking, footpaths, cycle ways, drainage and utilities. Subject to Environmental statement. | Awaiting Decision | |
| Church Street, Asda Store | 20/03923/VOC | 10/11/2020 | No Objection - provided that all lorry delivery hours not changed. | Variation of condition 3 of appeal decision APP/P0240/A/12/2185842 (Redevelopment for construction of retail store with catering facilities, bakery, pharmacy, dry cleaners, crèche and associated level parking for 363 cars, store serving and access arrangements (all matters reserve except siting and means of access). Change of opening hours. | Awaiting Decision | |
| Shortmead Street, 33 | 20/03784/FULL | 17/12/2020 (Refused) 27/07/2021 (Appeal) | Outcome as Objection - on the grounds of: 1) over-development of the site. 2) the access to Shortmead Street will be compromised. 3) the privacy of the neighbours will be compromised. 4) there is inadequate parking | Re-submission of planning permission CB/20/02285/FULL Partial demolition of workshop, convert remaining workshop into two dwellings and erection of single storey bungalow. | 15/11/2021 No decision | |

| Address | Application No. | Committee date | BTC Decision | Description | Central Beds Outcome/Date | "Called In" |
|------------------------------|-----------------|-------------------------------|--|---|---------------------------|-------------|
| 2020 | | | | | | |
| Banks Road, 17 | 21/02927/FULL | 27/07/2021 | No Objection - provided the neighbours are consulted; this point is stressed that the neighbours must be consulted and that any comments they may make are considered by CBC in their deliberations. | Two storey side extension, single storey rear extension, conversion of garage with front bay window and widening of front vehicular access. | Refused 21/10/2021 | |
| Broadmead, 10 | 21/04459/FULL | 26/10/2021 | No Objection - provided the neighbours are consulted; this point is stressed that the neighbours must be consulted and that any comments they may make are considered by CBC in their deliberations. | Proposed single storey rear extension and two storey side extension. | Awaiting Decision | |
| Brunts Lane, 1 | 21/03667/FULL | 21/09/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations, subject to adequate parking. | Two storey side and rear extension. | Consultation Period | |
| . | 21/03921/FULL | 12/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Single storey front extension. | Granted 11/11/2021 | |
| Chestnut Avenue, The Library | 21/02802/REG3 | 29/06/2021 (Supplementary) | No Objection. | Change of Use from ancillary garage to a children's centre working space (Class E). Building works to windows and doors. | Awaiting Decision | |
| Church Street, 57 | 21/04315/FULL | 26/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Conversion from previous hair salon (class E) to residential dwelling (Class C3). | Consultation Period | |
| Clover Close, 15 | 21/04169/FULL | 12/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Single storey rear extension. | Granted 03/11/2021 | |
| Coopers Close, 7 | 21/04478/FULL | 26/10/2021 | No Objection - provided no objection but, asking the planners to take particular note of the Central Bedfordshire Council Memorandum from Guy Guint. | Proposed single storey side extension. | Consultation Period | |
| Drove Road, 17 | 21/04104/FULL | 12/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Proposed loft conversion and first floor extension (to the rear). | Withdrawn 22/10/2021 | |
| Drove Road, 28 | 21/03680/FULL | 21/09/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Construction of a dropped kerb. | Granted 28/10/2021 | |
| Drove Road, 172 & 174 | 21/03080/FULL | 21/09/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Joint hip to gable loft conversions including rear dormers with Juliet balconies and the raising of the ridges by 375mm. | Withdrawn 9/11/2021 | |

| Address | Application No. | Committee date | BTC Decision | Description | Central Beds Outcome/Date | "Called In" |
|--------------------------|-----------------|----------------|---|---|---------------------------|-------------|
| 2021 (Cont.) | | | | | | |
| Dunton Lane, Kings Reach | 21/04435/TD | 26/10/2021 | Strongly Objects to the location, as this specific location is considered pleasing to the eye and, on the entry point into town. It is also on an area of important potential archaeological significance. Hence, strong objection to the particular location chosen. There is an effort by Council to reach out to the Developers to enter into a meaningful dialogue with them to source an alternative location within the parameters of its understanding that 5G technology is important for the town as it continues its growth trajectory. The Council will correspond with a separate letter to the applicant with the response and, send copy to the Planning Department. | 5GletterKHPGT1 | Awaiting Decision | |
| High Street, 36 | 21/02657/LB | 29/06/2021 | No Objection. | Listed Building: Old management office proposal to remove an existing partition wall (circa 2003), lower the existing floor by 700mm, drop and widen the existing door frame and remove the existing raised platform and treads. Proposal to reinstall a partition wall and install a Doc M compliant toilet facility along with a storage cupboard. In the front lower area of the building. Proposal to block up the existing glass partitions, remove the glass and wood partition and realign the front doors with the front of the building all circa 2003 works. Proposal to remove the boxing in of the old clock mechanism in the front corner. Proposal to install a front and back servery bar. Proposal to remodel the existing treads leading up into the main area of the building so that they are tighter to the existing wall. In the old kitchen area we propose to remove the existing partition walling and reinstate partitioning to create a smaller servery and a separate enclosed room with a door from behind the servery area and another door through into the main area. Above the kitchen on the 1st floor we propose to remodel the layout of the three toilets to run along the east wall and create a further separate room. In the main area of the building we propose to remove the existing bar counter, shelving to the curved wall and the middle row of banquet seating. The existing raised section will be retained with a continuous run of banquet seating to the front. Banquet seating will be installed on the raised section. The existing curved banquette seating will be moved to the south-west corner. We propose to repaint the entire interior - colours to be decided also to repaint the entire exterior - colours to be decided. We propose to hang exterior signage – design currently being worked on. | Awaiting Decision | |

| Address | Application No. | Committee date | BTC Decision | Description | Central Beds Outcome/Date | "Called In" |
|---|-----------------|----------------|--|---|---------------------------|-------------|
| 2021 (Cont.) | | | | | | |
| Langford Road - Little Acre One | 21/03364/FULL | 24/08/2021 | No Objection - but would like to request Highways Officer's comments on this application be highlighted and taken into consideration as the Town Council is concerned about the access and egress of this site onto Langford Road. | Change of use of land to extend area for siting of additional static and mobile caravans with new separate cross over/vehicular access. | Granted 12/11/2021 | |
| London Road, Lidl Great Britain Limited, Stratton Business Park | 21/04105/VOC | 12/10/2021 | No objection - subject to comments from police on security in the area. | Variation (or removal) of condition number(s) 5 on planning permission CB/20/00479/FULL (Erection of a Class A1 retail food store with associated car parking, accesses, landscaping, substation and associated engineering works). | Awaiting Decision | |
| London Road, 33 | 21/04180/FULL | 12/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Single storey rear extension | Awaiting Decision | |
| London Road, 75 | 21/03997/FULL | 21/09/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Two storey rear extension, insertion of roof light and internal alterations. | Awaiting Decision | |
| London Road, 151 | 21/04173/FULL | 12/10/2021 | Objection - due to the lack of parking based on the change to five bedrooms. | First floor and loft side extension with a dormer and a rear single storey extension. | Withdrawn 05/10/2021 | |
| Montgomery Way, Unit 6 | 21/03974/FULL | 21/09/2021 | No Objection. | Modifications to external parking arrangements. | Granted 20/10/2021 | |
| Presland Drive, 16 | 21/03905/FULL | 12/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | Ground floor back extension. | Granted 08/11/2021 | |
| Redman Gardens, 15 | 21/04461/FULL | 26/10/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. | First floor rear extension. | Awaiting Decision | |
| Shortmead Street, 33, Land behind | 21/03195/FULL | 27/07/2021 | No Objection - provided the neighbours are consulted; this point is stressed that the neighbours must be consulted and that any comments they may make are considered by CBC in their deliberations. | Conversion and part demolition of existing workshop to create two new dwellings. | Granted 27/10/2021 | |

| Address | Application No. | Committee date | BTC Decision | Description | Central Beds Outcome/Date | "Called In" |
|------------------------------|-----------------|----------------|---|--|---------------------------|-------------|
| 2021 (Cont.) | | | | | | |
| Shortmead Street, 130 | 21/02886/FULL | 21/09/2021 | No Objection - provided the neighbours are consulted and that any comments they may make are considered by CBC in their deliberations. Also, 1) Clarification of the extent of F1(a) use is required; 2) To limit education use of the premises to current use; 3) There are concerns about the limited parking. | Change of Use of a building from the existing mixed E(a) and Sui generis (hot food takeaway; A5), to primarily E(a) Use Class with an ancillary E use class and F1(a) educational use. | Awaiting Decision | |
| Tate Drive, 20 Land North of | 21/03749/FULL | 21/09/2021 | Strongly Object - due to disruption to residents and previous permitted hours violations. | Change of Use: Temporary change of use of the land for a 3-year period from vacant field to use of the land for storage of site cabins. | Awaiting Decision | |

Item 13 a. Temporary Closure of Part of Biggleswade Public Bridleway No 58

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Temporary Closure of part of Biggleswade Public Bridleway No 58

Path to be temporarily closed A - D



Alternative Route for pedestrians A - B - C - D



Unaffected Footpath



Unaffected Bridleway



Date : October 2021

Scale : 1 : 5500 @ A4

CW 21/10/21



37





PUBLIC NOTICE

ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14(1)

CENTRAL BEDFORDSHIRE COUNCIL

(BIGGLESWADE: PART OF BRIDLEWAY NO 58)

(TEMPORARY PROHIBITION OF THROUGH TRAFFIC) ORDER 2021

Notice is hereby given that Central Bedfordshire Council have made an Order the effect of which will be to prohibit any person proceeding on foot or on horseback or lead a horse or cycle along the length of Bridleway No 58, Biggleswade which extends from Ordnance Survey Grid Reference (OS GR) TL 2171, 4312 to Ordnance Survey Grid Reference TL 2132, 4271.

This temporary closure is required to enable the construction of a new road crossing the bridleway, adjustment in levels to existing bridlepath and construction of an equestrian crossing. The closure is expected to take place from 22nd November 2021 to 22nd April 2022.

There is no safe alternative for horse riders or cyclists. An Alternative route for pedestrians is via Bridleway No 67, Bridleway No 69, Footpath No 63, Footpath No 39 (Map Points A-B-C-D) Further details, including a map, can also be found on the Council's website at:

https://www.centralbedfordshire.gov.uk/info/82/countryside/431/rights_of_way/2

The Order will come into operation on 22 November for a period not exceeding six months or until the works which it is proposed to carry out on or near to the bridleway have been completed, whichever is the earlier. If the works are not completed within six months the Order may be extended for a longer period with the consent of the Secretary of State for Transport.

For further information please contact Chris Dorow, Tel: 0300 300 6906,
Christopher.Dorow@centralbedfordshire.gov.uk

DATED 19 November 2021

Priory House, Monks Walk
Chicksands, Shefford
Beds SG17 5TQ

DARYL HARVEY
Head of Highways

Items for Information

Item 13 b. Biggleswade Footpath No 24

Stratton Upper School
and
Community College

Stratton Leisure Centre

Sewage
Pumping
Station

The
Weatherley
Centre

Sports Court

Tennis Courts

Hinder
Hyde

Eagle Farm Road

Sports Facility

Recreation Ground

Hywood

FP24

FP27

Sorrel Way

C

B

A

D

E

Chambers Way

FP26

FP25

FP24

Temporary Closure of part of Biggleswade Footpath No 24

Path to be temporarily closed A - E

Alternative Route A - B - C - D - E

Unaffected Footpath

Date : November 2021

Scale : 1 : 1250 @ A3

CW 03/11/21

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PUBLIC NOTICE

ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14(1)

CENTRAL BEDFORDSHIRE COUNCIL

(BIGGLESWADE: PART OF FOOTPATH NO 24)

(TEMPORARY PROHIBITION OF THROUGH TRAFFIC) ORDER 2021

Notice is hereby given that Central Bedfordshire Council have made an Order the effect of which will be to prohibit any person proceeding on foot along the length of Footpath No 24, Biggleswade which extends from Ordnance Survey Grid Reference (OS GR) TL 2005, 4434 to Ordnance Survey Grid Reference TL 2022, 4426.

This temporary closure is required to enable the installation of permanent boundary treatments to the perimeter of the site. The closure is expected to take place from 22nd November 2021 to 22nd December 2021.

The alternative route for footpath users while the closure is in operation will be:

Footpath No 24, Eagle Farm Road, Sorrell Way, Chambers Way. (Map Points A-B-C-D-E)

Further details, including a map, can also be found on the Council's website at:

https://www.centralbedfordshire.gov.uk/info/82/countryside/431/rights_of_way/2

The Order will come into operation on 22 November for a period not exceeding six months or until the works which it is proposed to carry out on or near to the footpath have been completed, whichever is the earlier. If the works are not completed within six months the Order may be extended for a longer period with the consent of the Secretary of State for Transport.

For further information please contact Chris Dorow, Tel: 0300 300 6906,

Christopher.Dorow@centralbedfordshire.gov.uk

DATED 19 November 2021

Priory House, Monks Walk
Chicksands, Shefford
Beds SG17 5TQ

DARYL HARVEY
Head of Highways

Trinity Methodist Church Defibrillator Project

Further our previous correspondence and the grant from Biggleswade Town Council, I can confirm that the Defibrillator is now installed to the rear of the Church (Chapelfields) and has been linked to The Circuit which is the National Defibrillator Network. We have also organised on 4th December for a 4 hour Defib & CPR training course to which all the organisations who use Trinity have been invited to send a representative.

On behalf of Trinity Methodist Church, can you pass on both this information and our thanks to the Town Council for the help in this matter which was greatly appreciated.

Regards

Church Steward

