

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON 14 OCTOBER 2008 AT THE  
OFFICES OF BIGGLESWADE TOWN COUNCIL, THE OLD COURT HOUSE, SAFFRON ROAD,  
BIGGLESWADE**

**Present:** Cllr G Wilson (Chair), Cllr Mrs J Lawrence, Cllr D Lawrence, Cllr Mrs W Smith, Cllr D Smith,  
Cllr T Woodward, Cllr P Woodward, Cllr P Vickers, Cllr Mrs R Forbes, Cllr Mrs S Grayston,  
Cllr D Albone, Cllr R Skinner, Cllr P Rook  
Rob McGregor - Works Manager  
Sue Crowther - Administration Assistant  
Members of the Public - 2

**1. APOLOGIES**

Apologies were received from Cllr S Watkins and Cllr Mrs R Kerfoot

**2. DECLARATION OF INTERESTS**

(a) **Prejudicial interests in any agenda item** - - Cllr PF Vickers and Cllr D Smith registered an interest as a member of the District Council Development Control Committee in respect of planning applications listed on the agenda.

(b) **Personal interests in any agenda item**

**3. PUBLIC OPEN SESSION**

There were no items discussed during the public open session.

**4. PLANNING APPLICATIONS**

**a. 08/01608/FULL – 99 Shortmead Street, Biggleswade.**

Full: Change of use to depot for limousines, minibuses, wedding cars & taxis.

It was **RESOLVED** that the Town Council raise no objection to this application provided the neighbours are consulted and that any comments they may make are considered by MBDC in their deliberations. In addition, the District Council is to ensure that their guidelines on the size of the proposed extension to the principle dwelling are complied with in order to eliminate detriment in respect of light and privacy of adjacent residents.

**b. 08/01786/FULL – 3 Lindsell Crescent, Biggleswade.**

Full: Demolition of conservatory and construction of sun room.

It was **RESOLVED** that the Town Council raise no objection to this application provided the neighbours are consulted and that any comments they may make are considered by MBDC in their deliberations. In addition, the District Council is to ensure that their guidelines on the size of the proposed extension to the principle dwelling are complied with in order to eliminate detriment in respect of light and privacy of adjacent residents.

**c. 08/01759/FULL – Land & Buildings on the West side of Foundry Lane, Biggleswade.**

Full: Change of use from B1 to Sui Generis as a car hand wash site.

It was **RESOLVED** that the Town Council raise no objection in principle to this application providing it is of a temporary nature and would not wish to see anything which would prejudice the long term development of this area.

**d. 08/01768/FULL – Land at 19, Stoneland Avenue, Biggleswade.**

Full: Erection of bungalow with associated parking following demolition of existing garage & summer house.

It was **RESOLVED** that the Town Council **OBJECT** to this application as it is an overdevelopment of the area.

- e. **08/01724/ADV – 6 Kingsfield Road, Biggleswade**  
Advertisement Consent: 2 no. false windows with digital prints.

It was **RESOLVED** that the Town Council **OBJECT** to this application as it is out of character with the area and would set a precedent.

- f. **08/01776/FULL – 28 Hitchin Street, Biggleswade.**  
Full: First floor rear extension.

It was **RESOLVED** that the Town Council raise no objection to this application provided the neighbours are consulted and that any comments they may make are considered by MBDC in their deliberations. In addition, the District Council is to ensure that their guidelines on the size of the proposed extension to the principle dwelling are complied with in order to eliminate detriment in respect of light and privacy of adjacent residents.

## 5. **ITEMS FOR CONSIDERATION**

- a. **Proposed Draft Lobby and Office to Biggleswade MBDC Citizone**

Members considered this item that was deferred from Council meeting of 23 September 2008. A meeting was held on 3 October 2008 with Levitt Partnership, Architects, to explain options for the draft lobby and for Councillors to express their views. The Councillors present agreed that the draft lobby needed to be progressed and confirmed that MBDC need to review the current office space.

It was **RESOLVED** that the Town Council **DELAY** any decision until Central Beds have decided what is needed as regards to Staffing etc. Levitts to consult with MBDC.

- b. **Biggleswade Town Bowls Club**

Members considered correspondence received from Biggleswade Town Bowls Club the contents of which will be discussed at this meeting.

It was **RESOLVED** the Town Council raise no objection to an additional clause to be added to the terms of the lease to state:

The Biggleswade Town Bowls Club has the right to refuse admission to any member of the public if there is a valid reason for refusal. The applicant has the right to appeal to the Biggleswade Town Council.

## 6. **ITEMS FOR INFORMATION**

- a. **Feedback from Co-op Group re Wind Farm exhibition held on 17 September**

Members received correspondence from Peter Hinson at Co-operative Group Property regarding the Wind Farm exhibition that took place on 17 September in the Council Chamber. He states that around 120 people came to the exhibition out of a population of 10,500 and that out of the 48 people that wrote in the Comment Book 33 were in favour of renewable energy.

It was **RESOLVED** that this be noted.

- b. **Changes to the provider of the former East Beds Dart bus services**

Members received correspondence from Beds County Council to inform Members that following competitive tendering, the contractor who operates the former East Beds Dart bus services will be changing to Meridian Line Travel of Royston from 24 November 2008. A new bus timetable booklet is being prepared and will be available before the changeover.

It was **RESOLVED** that this be noted.

**c. Relocation of the multi use games area at Eagle Farm Road, Biggleswade**

Members received correspondence from Levitt Partnership, Architects, enclosing a copy of Notice of Approval of Planning Permission for the relocation of existing multi games area at Eagle Farm Road.

It was **RESOLVED** that as there are no problems in the area at this time, that the relocation of the existing multi use games area be postponed.

**d. Update on re-classification of A6001 Biggleswade to Henlow Camp**

Members received a report from Rob McGregor, Works Manager, who attended a meeting at Langford Hall on 30 September 2008, to discuss the re-classification of A6001 Biggleswade to Henlow Camp.

It was **RESOLVED** that this be noted.

**e. Planning Decisions**

**Council Decision**

i.	08/01403/FULL	12A Hitchmead Road	APPROVED	Object
ii.	08/01511/FULL	52 Fairfield Road	APPROVED	No objection
iii.	08/00220/FULL	Fairlands, Chapel Fields	APPROVED	Object
iv.	07/02094/FULL	37 Mountbatten Drive	APPROVED	No objection
v.	BC/CM/2006/30	Tarmac Limited - Land South of Broom - Extraction, processing and sale of sand and gravel, erection of gravel batching plant and construction of improved access to B658.	APPROVED	N/A

It was **RESOLVED** that correspondence be sent to Mid Beds District Council regarding item **iii**, as this application has been refused twice by Council, and has now been approved after the 2<sup>nd</sup> appeal, and it is felt that Town Council and Mid Beds authority is being undermined.

**7. PUBLIC OPEN SESSION**

There were no items discussed during the public open session.

