

# Sandy Town Council

## Minutes of a meeting of the Development Scrutiny Committee of Sandy Town Council which was held in the Council Chamber at 10, Cambridge Road, Sandy, Bedfordshire on Monday 22 July 2019 commencing at 6.45pm

**Present:** Cllrs S Doyle, A Gibson, J Hewitt, W Jackson, T Knagg, M Pettitt, P Sharman (Chair) and S Sutton.

**Absent:** Cllrs R Lock and N Thompson.

**In attendance:** Cllr N Aldis. Anne Elliott-Flockhart (Administrator). Four members of the public.

### 1 Apologies (20-2019/20)

Apologies had been received from Cllr R Lock.

### 2 Declarations of interest (21-2019/20)

i) Disclosable Pecuniary Interests - none

ii) Other Interests – Cllr Aldis declared an interest in application CB/19/02195/REG3 as a Governor of the school.

### 3 Planning Applications (22-2019/20)

The following applications submitted for comment by Central Bedfordshire Council were reviewed and comments agreed.

01.07.19	CB/TCA/19/ 00266 12a Bedford Road Sandy SG19 1EL	Works to trees within a Conservation Area: T1: Copper Beech Tree – Reduce overhang to neighbouring property by 2m & prune remaining crown to balance – for health & safety. T2: Lime Tree – Reduce overall height by 2.5m & prune lateral spread to balance – for health & safety. T3: 2 x Chestnut Tree- reduce overall height by by 2.5m & prune lateral spread to balance – for health & safety. T4: Oak Tree – prune low lateral over neighbouring property by 2.5m & balance crown – for health & safety at 12a Bedford Road.  <b>Resolved:</b> to make no objections to this application.
08.07.19	CB/19/02195/ REG3 Central Bedfordshire Council Priory House Monks Walk Chicksands SG17 5TQ	Installation of new temporary classroom at Sandy Upper School, Engayne Avenue, Sandy, SG19 1BL.  <b>Resolved:</b> to make no objections to this application.

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08.07.19	CB/19/01739/ FULL Manor House The Green Beeston SG19 1PG	Revised application to CB/18/01256/FULL demolition of existing double garage and the introduction of a single detached dwelling at Manor House, The Green, Beeston, SG19 1PG.  <b>Resolved:</b> to make no objections to this application.
12.07.19	CB/19/01684/ FULL 89 St Neots Road Sandy SG19 1BP	Replacement of Existing Dwelling with Two x Two Bedroom Homes & Associated Works at 89 St Neots Road, Sandy, SG19 1BP.  <b>Resolved:</b> to object to this application on the grounds that it is an overdevelopment of the site that will result in the loss of amenity and light to near neighbours.
15.07.19	CB/TCA/19/ 00270 Laburnum Lower School Laburnum Road Sandy SG19 1HQ	Proposed works to trees within a Conservation Area: T2223 – Horse chestnut – in terminal decline, remove to ground level. T2221 – Sycamore – Removed lowest branch to west that is rubbing on play equipment. T2222 – Horsechestnut – crown lift/remove epicormic growth up to 2.2m. T2228 – Horsechestnut – crown lift to 3m. (As per Tree Survey Risk Assessment completed June 2019) at Laburnum Lower School, Laburnum Road, Sandy.  <b>Resolved:</b> to make no objections to this application.
15.07.19	CB/19/01921/ FULL 15 Swanbourne Close Biggleswade SG18 8EW	Erection of 1 no.2 storey dwelling at 1 Brickhill Road, Sandy, SG19 1JH.  <b>Resolved:</b> to object to this application on the grounds that it is an overdevelopment of the site. Car parking is inadequate and will result in on-street parking on an already busy road. There are concerns regarding the shared access, with access and egress on a bend that has restricted visibility.

#### 4 Late Planning Applications (23-2019/20)

There were none.

#### 5 Minutes of previous meeting (24-2019/20)

**RESOLVED** to approve the minutes of meeting of the Development Scrutiny Committee held on Monday 1 July 2019 as a correct record of proceedings.

#### 6 Items for Information (25-2019/20)

Members noted the following updates on enforcement cases:

a)CB/EN/19/0090 – Sandy Warren – investigation is ongoing.

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- b) CB/EN/18/0427 – 4 High Road, Beeston – investigation is ongoing.
- c) CB/EN/19/0270 - Long Lake Meadow, Seddington – investigation is ongoing.
- d) CB/EN/ 19/0296 – 36 Northcroft – the case has been closed because a minor technical breach of planning control has been identified. It is not expedient in the public interest to take formal enforcement action in this case.
- e) CB/EN/0516 – 26 High Street – the planning officer has requested that a planning application be submitted, which they did, however it is invalid and the officer has been unable to get it validated. Under the advert regulations it is an offence to display an illuminated sign in a conservation area and there is no option, apart from regularising the illumination, other than to prosecute through the courts. CBC are concerned that a prosecution may not be in the public interest if there are numerous unauthorised illuminated signs in the area. Another consideration they have is could they justify in court taking action against the barbers and nobody else that is also displaying an unauthorised illuminated advert. CBC have asked if the Town Council have any concerns about other unauthorised signs and what their view in general is. One view was that enforcement is inconsistent. Another was what is the point of having a conservation if we don't maintain the regulations. After discussion it was decided to invite the planning officer to discuss the matter with the Chair and Deputy Chair of Development Scrutiny to see if matters could be regularised.
- f) CB/EN/19/0248 – The Willows, 28b Ivel Road – the vehicle access sign requested by CBC to be displayed, has been put up on a lamppost owned by Sandy Town Council. CBC have requested that STC write to the developer asking that he seeks permission for this sign, the letter was sent last week.

Members noted that application CBC/19/01257/OUT for 18 The Green, which STC objected to has been granted by CBC.