**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 5th November 2012 at 7.30 pm.**

**Members Present:** Cllrs Lunn, Osborne, Pettitt, Sharman, Smith, Sutton and White (Chairman).

**Members Absent:** Cllr Ali, Cllr Lynch, Cllr Maycock

**In attendance:** Cllr Aldis, Town Clerk

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| **1** | **Apologies**  Apologies for absence were received from Cllrs Ali, Maycock and Lynch. |
| **2** | **Declarations of Interest**  Cllr Smith declared an interest in CB/TCA/12/00318 as a member of the Conservative Club.  Cllr Pettitt declared an interest in CB/TCA/12/00318 as a member of the Conservative Club.  Cllr Osborne declared an interest in TPO/12/00354 as the applicant was known to him. |
| **3** | **Planning Applications**  The Committee reviewed planning applications sent to the Council by Central Bedfordshire and following discussion made recommendations to be conveyed to that authority.  **1) CB/TCA/12/00318** Works to trees within a Conservation Area: Pollard (prune) two Horse Chestnut trees, the trees are located between the car park and the croquet lawn at the **Conservative Club, Bedford Road, Sandy, Beds.**  **It was resolved:** to make no objections to this application since the works were necessary for safety reasons.  **2) CB/12/03178/FULL** Installation of garden trellis up to 2.44m (retrospective) and erection of new garden trellis up to 2.44m and replacement of 0.9m close boarded fencing. Erection of new brick wall and pillars up 1.98m and installation of close-boarded wooden side and front gates at **37 Ivel Road, Sandy, Beds.**  **It was resolved:** to make no objections to this application since members believed the proposed works to be suitable on planning grounds and in keeping with the area.  **3) CB/12/01589/FULL** Change of use of part of the first floor to form self contained flat at **7 St Neots Road, Sandy, Beds.**  **It was resolved:** to welcome this proposed change of use.  **4) CB/12/03481/FULL** Change of use from Offices to Council Offices incorporating Tourist Information Centre and Council Meeting Room at **14 The Old Chapel, Pleasant Place, Sandy, Beds.**  **It was resolved:** that theTown Council as applicant would not make any comments on the proposed development.  **5) CB/12/03668/FULL** Internal: alterations including revised layout, additional floor area at 1st floor level, change of use at ground floor (from A1 retail & B8 storage to B1 office). External: new ground floor windows, change of colour to window frames, doors, curtain walling & metal flashing & trims at **Frontier Agriculture, Georgetown Sandy, Beds.**  **It was resolved:** to make no objections to the proposed development and welcome the planned increase in employment opportunities which would be afforded by development.  **6) CB/12/03674/FULL** Replacement of existing rear Conservatory with single storey rear extension at **18 High Road, Beeston, Beds.**  **It was resolved:** to make no objections to the proposed development which would not impact the street scene and appeared to the Council to be compatible with planning requirements.  **7) CB/12/03608/FULL** Change of use from land between rear garden and the bridle way into residential garden land at land to rear of **4 Havelock Close, Sandy, Beds.**  **It was resolved:** to make no objections to the proposed change of use (relying on the written advice of the Rights of Way Officer and without any prejudice to the true owner of the land) but to express concern that blocking of the ditch which was contained within the land to be converted to rear garden could cause flooding on Bridleway 22. Therefore the Council would propose consideration of a condition that a pipe is put in the ditch to preserve the drainage. (Local information was that B22 floods reasonable frequently although Councillors could not identify the causes of this flooding with certainty.)  **8) CB/TPO/12/00354** Works to trees protected by a Preservation Order: Lift canopy & remove surplus branches to clear path of telephone lines to one Copper Beech & one Lime tree located to the left hand side of the front garden and one Oak tree located to the right hand side of the front garden. The trees are protected by T.P.O MB/TPO/07/0004 and are listed in the Order as T18 (Oak) and G1 (Beech & Lime) at **29 Mill Lane, Sandy, Beds.**  **It was resolved:** To make no objections to the proposed works to trees subject to the work being undertaken competently to the specification of CBC’s tree officer. |
| **4** | **Minutes of previous meeting**  The minutes of meeting of the Development Scrutiny Committee held on Monday 15 October 2012 were considered. **It was resolved**: to approve the minutes as a correct record of proceedings with the following amendments:   1. To amend the minutes to show that Cllr Lunn was not present, Cllr Scott was not present, Cllr Lynch was not present. Cllrs Lunn and Lynch had submitted apologies. 2. To amend item 4.1 to refer to Poplar Road not Poplar Close. |
| **5** | **Items for Information**  Cllr Aldis advised members that Central Bedfordshire Council had approved a recent planning application for 28 The Avenue by 7 votes to 5. |