

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE  
OF BARTON-LE-CLAY PARISH COUNCIL HELD AT THE VILLAGE HALL  
ON MONDAY 28<sup>th</sup> JUNE 2021 COMMENCING AT 7.31pm**

**Present:** Councillors Mrs G Gardner (Chairman), Mr J Roberts (Vice-Chair), Mr N Day, Mr S Laycock, Mrs B Thomas (ex-officio) and Mr J Paxton (ex-officio)

**Attending:** Mrs C Callen (Clerk), Councillors Mrs A Miller, Mrs A Vale and Mr J Selley

**Minutes Taken by:** Mrs C Callen

**21/087 APOLOGIES FOR ABSENCE** – There were none.

**21/088 SPECIFIC DECLARATIONS OF INTEREST** (*Cllrs may make declarations pertaining to the agenda at this point or at any point during the meeting*)  
Councillor Laycock declared a non-pecuniary interest in item 21/093 (2 Church Road) as a neighbour. Councillor Gardner declared a non-pecuniary interest in item 21/093 (1 Clipstone Mews) as a personal friend.

**21/089 MATTERS ARISING**

The Clerk advised that the Planning application for Land to the East of Barton-le-Clay has now been received for consultation. A deadline for response to be submitted has been agreed for 30<sup>th</sup> July. The planning consultant used for the Greenwoods development is happy to assist in reviewing the documentation, if requested by the Parish Council. This item will be discussed at the Full Council meeting on 12<sup>th</sup> July.

**21/090 APPROVAL OF THE MINUTES OF THE PLANNING COMMITTEE HELD ON 7<sup>th</sup> JUNE 2021**  
A copy of the minutes was provided to all members ahead of the meeting. Councillor Gardner **PROPOSED** approval of the minutes of the Planning meeting held on 7<sup>th</sup> June, **SECONDED** by Councillor Roberts **with 4 in favour and 2 abstentions**.

**21/091 UPDATE ON PLANNING APPLICATIONS REFUSED/GRANTED**

The list of planning application decisions was circulated to members prior to the meeting. A copy is provided within the minutes. This was acknowledged by members.

**21/092 UPDATE ON ENFORCEMENT NOTICES – FOR INFORMATION ONLY**  
There were none.

**21/093 TO CONSIDER NEW PLANNING APPLICATIONS:**

**CB/21/02462/FULL, 153 Manor Road:** Front ground floor extension and alterations to rear patio doors.

- No comments.

**CB/21/02530/FULL, 14 Windsor Road:** Two storey side and single storey rear extensions with new front porch.

Following discussion, Councillor Gardner **PROPOSED** the following objection, **SECONDED** by Councillor Day and **UNANIMOUSLY CARRIED**.

- Object – The Parish Council object to the loss of a garage and the conversion to a four-bed property with no parking plan provided to evidence sufficient off-road parking provision.

**CB/21/02323/FULL, 98 Manor Road:** Proposed part single storey to side and rear, part two storey rear extensions and garage conversion.

- No comments.

**CB/TCA/21/00277, 142 Manor Road:** Works to trees in a Conservation Area: Sectional fell to ground level & treat stump to Eucalyptus Tree T2 and Sycamore Tree T4. Pollard Ash Tree T3 and clean crown and reduce lateral spread over building to Sycamore Tree T5. Trees to rear garden

Following discussion, Councillor Day **PROPOSED** the following comments, **SECONDED** by Councillor Gardner and **UNANIMOUSLY CARRIED**.

- Comment – The Parish Council has concerns regarding the felling of a Sycamore tree T4 and will follow the advice and recommendation from the Central Beds Council Tree Officer in this regard. Any arisings from the tree works are to be removed from site and not impacting on any neighbouring land.

**CB/TCA/21/00202, 1 Clipstone Mews, Bedford Road:** Works to a tree in a Conservation Area: reduce Ash Tree by approx by 40%.

Following discussion, Councillor Day **PROPOSED** the following comments, **SECONDED** by Councillor Roberts **with 5 in favour and 1 abstention**.

- Comment – The Parish Council has concerns that the 40% reduction appears excessive and will follow the advice and recommendation from the Central Beds Council Tree Officer in this regard.

**CB/21/02617/FULL, 2 Church Road:** Two storey rear extension and window alterations.

Following discussion, Councillor Day **PROPOSED** the following Comments, **SECONDED** by Councillor Gardner **with 4 in favour and 2 abstentions**.

- Comment – The Parish Council has concerns that the proposed design and use of glass windows and doors is not in keeping with the original cottage.

**CB/21/02618/FULL, 13 Arnold Close:** Two storey side and rear extensions

- No comments.

**CB/21/02712/FULL, 37 Stuart Road:** Part single, part two storey side and single storey rear extension.

Following discussion, Councillor Roberts **PROPOSED** the following comments, **SECONDED** by Councillor Gardner and **UNANIMOUSLY CARRIED**.

- Comment – The Parish Council notes that whilst the planning application states that ‘work has not yet started’ and that there is ‘no change to existing parking’, it also shows in the plans that the existing garage has recently been demolished to allow for the works. It is unclear whether there is sufficient off-street parking for the 4-bed property.

Councillor Selley joined the meeting at 8.02pm.

**21/094 TO REVIEW PLANNING CONSULTANTS REPORT REGARDING PLANNING APPLICATION CB/21/02011/OUT, GREENWOODS**

A copy of the Planning Consultants report for Barton-le-Clay was provided to all members ahead of the meeting. It was agreed that this provided a good analysis of the key issues. The Clerk advised that following her discussions with the Consultant, it was recommended that a list of objections from the Parish Council be submitted at this stage, with the full report to be used to support any appeal or hearing at a later stage. Councillor Roberts advised that the response from CPRE was also a well-structured report.

**21/095 TO CONSIDER AND APPROVE OBJECTION RESPONSE TO PLANNING APPLICATION CB/21/02011/OUT, GREENWOODS**

After a discussion on the key objections, as highlighted in the Planning Consultants report and as raised by members at the meeting, Councillor Gardner **PROPOSED** that the Clerk put together an objection to be submitted to Central Beds Council Planners by the 1<sup>st</sup> July deadline. This was **SECONDED** by Councillor Thomas and **UNANIMOUSLY CARRIED**.

**ACTION – Clerk to provide, via email, a draft objection to all Councillors to overview and approve under delegated powers.**

**21/096 ANY OTHER BUSINESS OF AN URGENT NATURE OR FOR INCLUSION ON THE NEXT AGENDA**

The Planning Application for Land East of Barton-le-Clay, submitted by Taylor Wimpey Developers, will be considered at the Full Council meeting on 12<sup>th</sup> July.

Meeting closed at 8.32pm