

Wisbech Town Council



PLANNING AND COMMUNITY INFRASTRUCTURE COMMITTEE

21 January 2019 – 6.30 pm

Council Chamber, Wisbech Town Hall

All members of the committee are hereby summoned to attend for the purposes of considering and resolving the business to be transacted at the meeting as set out below.

Members of the press and public are welcome to attend the meeting.

(A period not exceeding 15 minutes is made available at the beginning of the meeting, where the public so require, to raise issues relating to issues within the remit of this committee).

AGENDA

1. To receive members' apologies for absence.
2. To receive members' declarations of disclosable pecuniary, non-disclosable pecuniary or non-pecuniary interests in relation to any agenda item (see guidance notes at the end of the agenda).
3. To confirm and sign the minutes of the meeting of the Planning and Community Infrastructure Committee held on 7 January 2019 (attached).
4. To consider any planning related issues in terms of Fenland District Council schemes, projects, services or policies.
5. To consider any planning-related issues in terms of Cambridgeshire County Council schemes, projects, services or policies.
6. Correspondence – Clerk to report on matters of relevance to the committee.
7. Planning applications – to make observations, for submission to the Local Planning Authority.

At the time of agenda despatch, the planning applications shown on the schedule attached had been received by Wisbech Town Council.

Any applications received between the date of agenda despatch and the date of the meeting will be circulated to committee members in advance of the meeting.

Copies of plans are available to view at the Council Chamber or online at http://www.fenland.gov.uk/publicaccess/tdc/DcApplication/application_searchform.aspx

Wisbech Town Council



Members of the committee: Councillors Balsevics, Hill (Vice-Chairman), Lynn, Oliver, Miss Oliver (Chairman), Prest, Rackley, Schooling and Wing.

Agenda issued and published (on 15 January 2019) by:

A handwritten signature in black ink, appearing to read 'T Jordan'.

**Mr T Jordan, PSLCC
Clerk to Wisbech Town Council
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NOTES:

The Council Chamber is situated on the first floor of the Town Hall and access is available via a stair-lift if required. However, if wheelchair access is required, please contact the office, on 01945 461333, so that the necessary arrangements (the installation of temporary ramping) can be made.

Members of the public, representatives of the press and councillors may film, audio-record, take photographs and use social media to report on meetings as they take place and the council shall make reasonable provision for this to happen. Those who wish to report on meetings in this way are advised to contact the Town Clerk in advance of the meeting so that any arrangements, if necessary, can be made. Further information regarding the situation is displayed on a notice at the entrance to the Council Chamber.

SCHEDULE OF APPLICATIONS FOR PLANNING PERMISSION

Reference	Description	Comments
F/YR17/0304/F	<p>Erection of 221 dwellings, consisting of 4 x three-storey 4-bed, 44 x two-storey 4-bed, 103 x two-storey 3-bed, 61 x two-storey 2-bed, 4 x two-storey 1-bed, 4 x 1-bed flats and 1 x 2-bed flat with raised level of land to 4.75 ODM, associated garages, parking and landscaping, involving the demolition of existing dwelling and other buildings, including raising ground level to 4.75 AOD, on land east of 88 Sutton Road, Leverington (applicant: Milton Developments (Fenland) Ltd) = revised proposal; revision is amended layout, plots 2, 5, 183 – 189 increased separation between properties on Sutton Road. New house types on plots 2, 56, 57 and 183. Four dwellings served off Horseshoe Terrace. Confirmation that ground levels will be raised across site to 4.75 AOD except for sloped gardens at edge of site to adjoin existing ground levels</p> <p>NOTE: When considering this application previously (on 19 November 2018) the consultation response from this committee was “Although this planning application does not fall within the parish of Wisbech – it falls within the parish of Leverington – Wisbech Town Council would request, because of the particular location of the site, a Section 106 Planning Obligation requiring the provision of play equipment on the play area located at Burcroft Road/West Parade, Wisbech”</p>	
F/YR18/1077/F	<p>Erection of two-storey side extension and single-storey rear extensions to existing dwelling, involving demolition of existing garage and lean-to, within a Conservation Area; together with the erection of a front boundary wall with railings and gates (maximum height 1.375 metres) at 68 North Brink, Wisbech (applicants: Mr and Mrs Williamson) = revised proposal; revision is updated drawings amending scheme design to accord with both FDC Conservation Team comments and applicants’ requirements; also details of proposed front boundary wall supplied. Gates now also proposed to vehicular access.</p> <p>NOTE: When considering this application previously (on 17 December 2018) the</p>	

	consultation response from this committee was “That the application be supported, subject to the proposed works according with the professional opinion of FDC’s Conservation Officer	
F/YR18/1141/VOC	Variation of condition 5 to enable amendment to approved plans of planning permission F/YR17/1075/F (Change of use from retail (A1) to mixed use of 5-bed residence to multiple occupation (sui-generis) and retail shop (A1), including insertion of 4 roof lights and replacement of UPVC windows) at 98 Norfolk Street, Wisbech (applicant: Mr M Uddin)	
F/YR18/1152/F	Formation of a vehicular access on land north-east of 225 North Brink, Wisbech (applicants: Mr and Mrs Sandal)	
F/YR18/1155/A	Display of 18 signs comprising of 3 x “Costa” fascia; 1 x “roof” letters; 1 x height barrier; 2 x “Key Seller”; 1 x double menu; 1 x double-sided 10 metres high pole sign, all internally-illuminated, and 2 x banner frame; 1 x Exit post; 1 x Waiting Bay, 1 x directional Left and 4 x Give Way/No Entry signs, all non-illuminated, on land west of 6 Cromwell Retail Park, Sandown Road, Wisbech (applicant: Kout 10 Property Investment Limited)	
F/YR18/0008/FDL	Erection of an extension to workshop; erection of an extension to existing mezzanine floor and internal and external alterations to office of existing building at Priden Engineering, Algores Way, Wisbech (applicant: SB Components (International) Ltd)	
F/YR18/0013/F	Change of use from office (B1) to 3 x 1-bed flats (C3) at 1 Castle Mews, Wisbech (applicant: Mr David Johnson)	
F/YR19/0014/LB	Internal and external works to a Listed Building to form 3 x 1-bed flats (C3) at 1 Castle Mews, Wisbech (applicant: Mr David Johnson)	
F/YR19/0021/LB	Internal and external works to a Listed Building, including demolition of outbuilding, at 1 Museum Square, Wisbech (applicant: Mr A Ierubino)	
F/YR19/0024/TRTPO	Works to 3 Sycamore Trees covered by TPO 03/2006 at 35 Fenmen Place, Wisbech (applicant: Mr Ricky Tilley)	

Exclusion of the public from meetings for confidential items of business

To exclude the public (including the press) from a meeting of the Council, it is necessary for the following proposition to be moved and adopted “that, in accordance with the provisions of the Public Bodies (Admission to Meetings) Act 1960, the public be excluded from the meeting for item number(s), which involve the likely disclosure of exempt information as defined in the paragraphs of Part 1 of Schedule 12A of the Local Government Act 1972 (as amended) as indicated”

Notes on members’ interests

Disclosable Pecuniary Interests

- (1) *Members are required to declare any disclosable pecuniary interest and, unless the member has obtained a dispensation, he or she cannot discuss or vote on the matter at the meeting and must leave the room whilst the matter is being debated or voted on.*
- (2) *A member has a disclosable pecuniary interest if it*
 - (a) *relates to him or her, or*
 - (b) *is an interest of -*
 - (i) *the member’s spouse or civil partner; or*
 - (ii) *a person with whom the member is living as husband and wife; or*
 - (iii) *a person with whom the member is living as if civil partners and the member is aware that the other person has the interest.*
- (3) *Disclosable pecuniary interests include -*
 - (a) *any employment or profession carried out for profit or gain;*
 - (b) *any financial benefit received by the member in respect of expenses incurred carrying out his or her duties as a member (except from the Council);*
 - (c) *any current contracts with the Council;*
 - (d) *any beneficial interest in land/property within the Council’s area;*
 - (e) *any licence for a month or longer to occupy land in the Council’s area;*
 - (f) *any tenancy where the Council is landlord and the member (or person in (2)(b) above) has a beneficial interest;*
 - (g) *a beneficial interest (above the specified level) in the shares of any body which has a place of business or land in the Council’s area.*

Other Interests

- (4) *If a member has a non-disclosable pecuniary interest or a non-pecuniary interest, he or she is required to declare that interest but may remain and participate in discussion and voting.*
- (5) *A member has a non-disclosable pecuniary interest or a non-pecuniary interest where -*
 - (a) *a decision in relation to the business being considered might reasonably be regarded as affecting the well-being or financial standing of the member or a member of his or her family or a person with whom the member has a close association to a greater extent than it would affect the majority of the council tax payers, rate payers or inhabitants of the ward or electoral area for which the member has been elected or otherwise of the authority’s administrative area, or*
 - (b) *it relates to or is likely to affect any of the descriptions referred to above but in respect of a member of the councillor’s family (other than specified in (2)(b) above) or a person with whom the member has a close association and that interest is not a disclosable pecuniary interest.*