

Wisbech Town Council



PLANNING AND COMMUNITY INFRASTRUCTURE COMMITTEE

28 May 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 13 May 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, to include:
 - (1) the proposed installation of mobile telecommunications radio equipment at a location at Churchill Road, Wisbech (details circulated to members previously);
 - (2) a consultation from King's Lynn and West Norfolk Borough Council in respect of a Reserved Matters application for the erection of industrial units at The Barn, Bucksholt Road, Walsoken (planning application reference 19/00812/RMM): <http://online.west-norfolk.gov.uk/online-applications/applicationDetails>.
7. Planning appeals – to note the submission of appeals against Fenland District Council's refusal of the following planning applications and to consider the opportunity to submit to the Planning Inspectorate a representation (in addition to the comments made to Fenland District Council, when consulted upon these planning applications) in respect of both of these development proposals:

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- (1) F/YR18/0159/O (for the erection of up to 28 dwellings (outline application with matters committed in respect of access) on land east of Stow Lane, Wisbech).

At minute P85/17 this committee decided that planning application F/YR18/0159/O be supported.

- (2) F/YR18/0907/F (for the erection of a single-storey 3-bed dwelling with integral undercroft garage, involving the demolition of existing garage, on land west of 16 Oakroyd Crescent, Wisbech).

At minute P52/18 this committee decided that planning application F/YR18/0907/F be supported.

8. 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 tabled.

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

Members of the committee: Councillors Balsevics, Meekins, Oliver, Prest (Chairman), Rackley and Wing (Vice-Chairman); plus one vacancy.

Agenda issued and published (on 22 May 2019) by:

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

**Mr T Jordan, PSLCC
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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/YR19/0221/F	<p>Change of use from dwelling to a 6-bed house in multiple occupation at 4 Princes Street, Wisbech (applicant: DB and CO Investments Ltd) = revised proposal; revision is revised floor layout and confirmation from agent that the number of occupants shall be no more than 9</p> <p>NOTE: When considering this application previously (on 15 April 2019) the consultation response from this committee was “Object to the proposal, on the basis that</p> <ul style="list-style-type: none"> • approval of the proposal would constitute overdevelopment of the site • no provision is made for the on-site parking of vehicles” 	
F/YR19/0353/F	Change of use from 5-bed dwelling (C3) to 5-bed House of Multiple Occupation (Sui Generis) (retrospective) at 310 Churchill Road, Wisbech (applicant: Mr O Norman)	
F/YR19/0354/F	Erection of a single-storey front extension to existing café at Unit 2 Queens Business Centre, 62 Weasenham Lane, Wisbech (applicant: Tankcare)	
F/YR19/0360/F	Conversion of existing double garage and erection of a porch to front to form a 2-bed annexe ancillary to the main dwelling at The Shieling, Lords Lane, Wisbech (applicant: Mr S Gallo)	
F/YR19/0374/F	Erection of a two-storey 4-bed dwelling with double garage, involving demolition of existing dwelling, on land east of The Shieling, Lords Lane, Wisbech (applicant: Ms Sallyanne Jeffery)	
F/YR19/0383/F	Change of use of existing cold store warehouse (B8 use class) to Rock Climbing and Bouldering Centre (D2 use class) on land at L and H Fruits, Cattle Market Chase, Wisbech (applicant: Fenrock Ltd)	
F/YR19/0387/F	Change of use from dwelling to a 4-bed house in multiple occupation at 7 Oakroyd Crescent, Wisbech (applicant: Mr P McGriskin)	

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.*