



WISBECH TOWN COUNCIL

PLANNING AND COMMUNITY INFRASTRUCTURE COMMITTEE

24 JULY 2017 – 9.10 pm

MINUTES OF MEETING

Present: Councillor Miss Oliver, Chairman; Councillors Balsevics, Hill, Oliver, Rackley, Tibbs and Wing.

Apologies: Councillor Schooling.

The minutes of the meeting of the Planning and Community Infrastructure Committee held on 10 July 2017 were confirmed and signed.

P20/17 Public participation – land south-west of 120 North Brink, Wisbech

Members received a presentation from Mr L Bevans, of L Bevans Associated Architects Ltd, in relation to a proposal to develop residentially, by the erection of nine 4 or 5-bed detached houses, an area of land south-west of 120 North Brink, Wisbech. He explained that he and his client wish to seek the views of Wisbech Town Council prior to the submission of a planning application for such a scheme.

Mr Bevans, who circulated an indicative drawing of the proposal, commented that the proposal, which currently is a broad concept and not a “set in stone” scheme, is for low density development (a small number of properties, each with a large garden and a significant amount of space for the parking and manoeuvring of vehicles etc), to respect the character of the surrounding area. He mentioned that the site is currently low grade agricultural land and is adjacent to three large family homes which had been erected within the last few years.

Mr Bevans mentioned that he is aware of the need to include flood mitigation measures in relation to the development residentially of this area of land and commented that his client would be happy to deliver some form of community benefit as part of any grant of planning permission for this site, to be covered by a Section 106 Planning Obligation. Members made a number of suggestions with regard to possible community benefit linked to this scheme, including improvement to a nearby length of roadway.

Mrs Bevans responded to members’ questions.

Members are of the opinion that the broad concept scheme shown on the indicative plan circulated by Mr Bevans would provide a development which would respect the character of the surrounding area.

Members decided that the proposal, as shown on the indicative plan (for nine 4 or 5-bed houses), be supported in principle at this stage but would expect to see the grant of planning permission to be linked to the provision of associated community benefit.

P21/17 Fenland District Council

The Clerk reported that there were no planning-related issues in terms of Fenland District Council schemes, projects, services or policies requiring consideration by this committee.

Members decided that the situation be noted.



P22/17 Cambridgeshire County Council

The Clerk reported that there were no planning-related issues in terms of Cambridgeshire County Council schemes, projects, services or policies requiring consideration by this committee.

Members decided that the situation be noted.

P23/17 Correspondence

The Clerk reported that no planning-related correspondence had been received.

Members decided that the situation be noted.

P24/17 Applications for planning permission

Members considered the applications set out on the attached schedule and decided to submit to the Local Planning Authority the comments, as the consultation responses of the Town Council, listed in that schedule.

Meeting finished at 9.50 pm.

Signed.....

Dated.....



WISBECH TOWN COUNCIL

PLANNING AND COMMUNITY INFRASTRUCTURE COMMITTEE

**APPLICATIONS FOR PLANNING PERMISSION – 24 July 2017
(Minute P24/17 refers)**

SCHEDULE OF PLANNING APPLICATIONS

| Reference | Description | Comments |
|-------------------|--|---|
| F/YR17/0567/F | Erection of a first-storey rear extension to existing dwelling at 54 Elm Road, Wisbech (applicants: Mr and Mrs T Leach) | That the application be supported |
| F/YR17/0573/F | Erection of a single-storey rear extension to existing dwelling at 70 Queens Road, Wisbech (applicant: Mr L Atwell) | That the application be supported |
| F/YR17/0589/F | Erection of a two-storey extension to rear, porch to front and alterations to utility roof of existing dwelling at The Barn House, Mile Tree Lane, Wisbech (applicant: Mr R Finch) | That the application be supported |
| F/YR17/0590/F | Erection of a first-floor rear extension to existing property at 35 Mount Drive, Wisbech (applicant: Mr C Skuse) | That the application be supported |
| F/YR17/0605/F | Erection of a single-storey rear extension to existing dwelling at 117 Elm Low Road, Wisbech (applicants: Mr and Mrs Mowbray) | That the application be supported |
| F/YR17/0611/F | Conversion of detached single garage to a two-storey 1-bed dwelling on land east of 41 Ramnoth Road, Wisbech (applicant: Mr D Edgson) | Object to the application, on the basis that the proposal would constitute overdevelopment of the site |
| F/YR17/0617/F | Conversion of existing garage to form additional living accommodation to existing dwelling at 5 Laburnum Close, Wisbech (applicants: Mr and Mrs G Lovegrove) | That the application be supported |
| F/YR17/0620/TRTPO | Fell one Birch tree and works to two Lime trees covered by TPO 11/1974 at 9 Brampton Close, Wisbech (applicant: Mr Alan Cossins) | That the application be supported, subject to the proposed work according with the professional opinion |



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| | | of FDC's Arboricultural Officer |
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