



WISBECH TOWN COUNCIL

PLANNING AND COMMUNITY INFRASTRUCTURE COMMITTEE

25 JUNE 2018 – 8.35 pm

MINUTES OF MEETING

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

Apologies: Councillors Lynn, Prest, Rackley and Schooling.

Public Participation: None requested.

The minutes of the meeting of the Planning and Community Infrastructure Committee held on 11 June 2018 were confirmed and signed.

P12/18 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

P13/18 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.

P14/18 Correspondence

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

Members decided that the situation be noted.

P15/18 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.

In addition, the Clerk reported the withdrawal of planning application F/YR17/0341/O (for the development of 229 park homes, communal zone to comprise a swimming pool and associated facilities including parking and 20 dwellings (outline application with matters committed in respect of access) on land north of Sandy Lane, Walsoken, Wisbech), which had been considered by this committee at its meeting on 12 June 2017 (minute P10/17 refers). The Clerk reminded members that they had decided at minute P10/17 to object to the application on the basis that: (1) the access to the site is inadequate to serve safely a residential development scheme of this scale; (2) the proposal would constitute overdevelopment of the site in terms of the density of the proposed development.

Members decided that the withdrawal of planning application F/YR17/0341/O be noted.



P16/18 Appeal against Enforcement Notice

The Clerk reported the submission of an appeal against an enforcement notice which had been served by Fenland District Council (as the Local Planning Authority) in relation to the change of use of an agricultural building to a single-storey dwelling (at Barn 1, land south of The Bungalow, Mile Tree Lane, Wisbech (application F/YR16/0678/PNC04 refers)) which has not been undertaken in accordance with the approved plans. He informed members of the opportunity to submit to the Planning Inspectorate (by 16 July 2018) a representation in respect of this case.

The Clerk informed members that the Local Planning Authority had deemed that the dwelling as constructed is contrary to Policies LP3 and LP14 of the Fenland Local Plan and, consequently, it had served an enforcement notice which places a requirement upon the property owner to demolish the building and to remove of all of the resultant waste material from the land.

Members were informed by the Clerk that the property owner had lodged an appeal with the Planning Inspectorate against the enforcement notice; he outlined the appellant's five grounds of appeal.

Members decided that the situation be noted and that no representation be made by Wisbech Town Council to the Planning Inspectorate in relation to this matter.

Meeting finished at 9.20 pm.

Signed.....

Dated.....



WISBECH TOWN COUNCIL

PLANNING AND COMMUNITY INFRASTRUCTURE COMMITTEE

**APPLICATIONS FOR PLANNING PERMISSION – 25 June 2018
(Minute P15/18 refers)**

SCHEDULE OF PLANNING APPLICATIONS

Reference	Description	Comments
F/YR18/0217/F	Erection of a two-storey block of flats, comprising of 2 x 2-bed (first floor balcony only) and 1.8 metres high close-boarded fence and gate, on land north of 130 Elm Road, Wisbech (applicant: Stinders Developments Co Ltd) = revised proposal; revision is design amendments	<p>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 (by virtue of the fact that the proposed development would cover almost the entirety of the site) • the design of proposed building is out keeping with the character of the existing properties in the vicinity of the application site • no provision is made for the on-site parking of vehicles; this is likely to lead to additional on-street parking, to the detriment to highway safety <p>In addition, Wisbech Town Council is of the opinion that the design of the proposed building is not visually appealing.</p>



F/YR18/0522/LB	Works to a Listed Building, including the display of 1 non-illuminated hanging sign, 2 non-illuminated fascia signs and 2 vinyl signs, at 30 – 31 Market Place, Wisbech (applicant: Yorkshire Building Society)	That the application be supported
F/YR18/0523/F	Erection of a building to house bailing machinery at Nene Milling Dagless Limited, Brigstock Road, Wisbech (applicant: Shire Gardens)	That the application be supported
F/YR18/0526/F	Erection of 10 x two-storey dwellings, comprising of 8 x 4-bed with garages and 2 x 3-bed, and detached bin store, involving removal of swimming pool, on land west of 114 – 116 Elm Road, Wisbech (applicant: Gibson Lanley Ltd)	That the application be supported
F/YR18/0527/F	Erection of a single-storey side/rear extension and formation of car parking to front of existing care home, involving demolition of existing two-storey building and removal of swimming pool, at Langley Lodge Rest Home, 26 Queens Road, Wisbech (applicant: Langley Lodge Care Home)	<p>Object to the proposal, on the basis that</p> <ul style="list-style-type: none"> • approval of the proposal, given its mass and scale, would have a detrimental impact upon the amenities of occupiers of neighbouring residential properties in terms of overshadowing, loss of light and a sense of enclosure • there is insufficient provision of on-site parking facilities for staff and visitors
F/YR18/0529/F	Erection of an extension to side and canopy to front of existing storage building at Port of Wisbech Ltd, Nene Parade, Wisbech (applicant: Port of Wisbech Ltd)	That the application be supported



F/YR18/0535/F	Erection of a single-storey rear extension to existing building, involving the demolition of existing two-storey extension, within a Conservation Area at 1 Love Lane, Wisbech (applicant: Dignity Funerals)	That the application be supported
F/YR18/0541/A	Display of 2 non-illuminated fascia signs at 1 Foster Business Park, 79 Boleness Road, Wisbech (applicant: Howden Joinery Properties Limited)	That the application be supported
F/YR18/0550/F	Erection of a two-storey side, single-storey rear and front extensions to existing dwelling, including render of existing dwelling and demolition of existing single-storey extension to rear, at Cedarwoods, 72 Barton Road, Wisbech (applicant: Mr Lee Russell)	That the application be supported