

DUNSTABLE TOWN COUNCIL

MINUTES OF THE MEETING OF PLANS SUB-COMMITTEE

Meeting held on Monday 2nd April 2007 at the Council Offices, Grove House, 76 High Street North, Dunstable.

Committee Members present:-

Councillor M Tilley (Chairman)
Councillor P E Russell (Vice-Chairman)
Councillor Mrs J Fairbairn
Councillor A E Green
Councillor J A Harnett
Councillor Mrs S A Newton
Councillor T Stock
with Mr D Ashlee (Town Clerk) and Mrs H Bailey

Apologies for absence:- Councillors P J Boatwright (for whom Councillor Mrs Newton was substituting) and Councillor M Jones (for whom Councillor Harnett was substituting)

1. SPECIFIC DECLARATIONS OF INTEREST

Councillor Mrs Newton 36 Tring Road Personal Interest

2. PLANNING APPLICATIONS

The Sub-Committee considered all planning applications submitted to South Bedfordshire District Council in respect of Dunstable from 4th March to 24th March 2007

RESOLVED: that the following comments be forwarded to South Bedfordshire District Council in respect of the applications indicated:

TP/2007/0191 52-54 West Street

Proposal : Erection of single storey extension to create store and disabled toilet
Observations : No objections

TP/2007/0236 2 & 4 Buckwood Avenue

Proposal : Erection of two storey side and rear extension and front canopy roof to no. 2 and two storey rear extension to no. 4 (revised application SB/TP/2006/1457)

Observations : No objections

TP/2007/0244 Jumpin Jaks, Broadwalk

Proposal : Formation of terrace at first floor level

Observations : Object to the proposal as concern raised regarding both safety and noise issues. Members would welcome further information from other services which may be consulted regarding this application

TP/2007/0276 168 Union Street & 134a Chiltern Road

Proposal : Erection of two buildings to provide 2 one bed flats and 2 two bed flats

Observations : The Town Council object as the application is considered to be overdevelopment of the site and does not provide adequate parking facilities

TP/2007/0277 15 Friary Field

Proposal : Erection of rear conservatory

Observations : No objections

TP/2007/0284 1 Tarnside Close

Proposal : Erection of conservatory to rear

Observations : No objections

TP/2007/0290 25 Houghton Road

Proposal : Erection of part two storey and part single storey side and rear extensions and first floor extension of front bay window (revised application SB/TP/2006/1270)

Observations : No objections

TP/2007/0300 Land adjacent to 12 Burr Street

Proposal : Erection of detached dwelling with integral garage

Observations : No objections

TP/2007/0301 26 High Street South

Proposal : Change of use from A1 (retail) to A2 (estate agency)

Observations : Object as concern raised over the loss of a retail property unit in a historical part of the town

TP/2007/0302 51 Garden Road

Proposal : Erection of first floor rear extension

Observations : No objections

TP/2007/0291 38 West Street

Proposal : Change of use of one ground floor unit to A5 use and conversion of first floor offices into two residential flats

Observations : The Town Council object as the application is considered to be overdevelopment of the site.

TP/2007/0306 72 Tring Road

Proposal : Erection of two storey and first floor rear extension, front porch and loft conversion with increased ridge height, incorporating rear facing balcony

Observations : No objections

TP/2007/0323 15 Penrith Avenue

Proposal : Erection of front canopy

Observations : No objections

TP/2007/0325 37 West Hill
Proposal : Erection of first floor side and rear extension (revised scheme)
Observations : No objections

TP/2007/0334 130 London Road
Proposal : Erection of first floor and single storey front extensions
Observations : No objections

TP/2007/0337 42 Appleby Gardens
Proposal : Erection of single storey front extension
Observations : No objections

TP/2007/0339 42 Birchside
Proposal : Erection of two storey and first floor side and single storey rear extensions
Observations : No objections subject to the Highways Engineer being satisfied with the vehicular crossover

TP/2007/0309 17 & 17a Matthew Street
Proposal : Change of use from commercial into 2 residential units
Observations : No objections

TP/2007/0318 13 Loring Road
Proposal : Erection of part single storey and part two storey rear extension
Observations : No objections

TP/2007/0321 17 High Street South
Proposal : Change of use of first and second floors from B1 (business) to D1 (non-residential institutions)
Observations : No objections

TP/2007/0344 2 Friary Field
Proposal : Erection of single storey rear extension
Observations : No objections

TP/2007/0348 36 Tring Road
Proposal : Erection of first floor and single storey rear extensions (amendment to planning permission SB/TP/2005/0243 to include kitchen extension and balcony)
Observations : No objections

TP/2007/0349 Former Scout Hut, land rear of Oakwood Avenue
Proposal : Extension to car park to provide one additional car parking space
Observations : No objections

TP/2007/0354 36 Woodford Road
Proposal : Erection of wind turbine and single storey side extension
Observations : No objections in principle to the proposed wind turbine provided the Environmental Health Officer is satisfied that there will be no undue noise nuisance generated. No objections to the single storey side extension

TP/2007/0362 K F C, White Lion Retail Park, Boscombe Road

Proposal : Installation of new shop front

Observations : No objections

TP/2007/0363 K F C, White Lion Retail Park, Boscombe Road

Proposal : Installation of various internally illuminated signs

Observations : No objections

3. PLANNING DECISIONS

Members noted the decisions of the District Council in respect of recent planning applications.

4. LOWTHER ROAD: SUBWAY

RESOLVED: that comments should be sought from all ward Councillors before the Committees response is given to Bedfordshire County Council regarding various options for the sub-way at Lowther Road

5. TRICO PLANNING APPLICATION

The Trico planning application has been deferred to the next meeting of Plans Sub-Committee on 23rd April and a presentation will be made by an Officer of the District Council.