

DUNSTABLE TOWN COUNCIL

MINUTES OF THE MEETING OF PLANS SUB-COMMITTEE

HELD REMOTELY VIA MICROSOFT TEAMS

ON TUESDAY 21 APRIL 2020

Present: Cllrs Liz Jones (Chairman), Phillip Crawley (Vice-Chairman), Mark Cant, Greg George and John Gurney

Apologies: Cllr Cameron Restall

In Attendance: David Ashlee (Chief Executive and Town Clerk) and Sharon Long (Democratic Services Manager)

Public: One

1. SPECIFIC DECLARATIONS OF INTEREST

Councillor	Interest	Agenda Item
Mark Cant	Applicant known to Councillor Cant– Non-Pecuniary	Item 3, App 3
All Councillors	Dunstable Football Club, Creasey Park Drive – Non-Pecuniary (CBC Application)	Item 3, App 12

2. PLANNING APPLICATIONS – RECEIVED UP TO 14 APRIL 2020

The Sub-Committee considered all planning applications submitted to Central Bedfordshire Council in respect of Dunstable between 21 March 2020 and 14 April 2020.

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

1 CB/20/00824/FULL	33 Winfield Street
Proposal:	Re-submission of planning permission CB/19/02660/FULL Demolish the existing commercial property and construct a detached dwelling containing two, two-bedroom apartments.
Observations:	Objection on the grounds that (1) the proposal involves overdevelopment of the plot, (2) it would dramatically change the street scene as the design is out of keeping with existing housing design and (3) there is insufficient onsite car parking provision and the existing on street parking along Winfield Street is almost at capacity. Any overspill car parking onto Winfield Street from this proposed development would result in congestion which would lead to highway safety implications to its users.

2	CB/20/01148/FULL	48 Maidenbower Avenue Proposal: Single Storey Rear Extension. Observations: No objections.
3	CB/20/00782/LB	29-31 Edward Street Proposal: Listed Building: Change layout of first floor to create a hallway and four separate rooms. Observations: No objections.
4	CB/19/04112/ADV	14 West Street Proposal: Advertisement Consent: Signage to shopfront. Observations: No objections.
5	CB/20/00892/LB	14 West Street Proposal: Listed Building Consent: signage to shopfront. Observations: No objections.
6	CB/20/01040/FULL	13 Beacon Avenue Proposal: Alterations to existing single storey side garage conversion & rear single storey extension. Observations: No objections.
7	CB/20/01030/FULL	93 Jeans Way Proposal: Side and rear extension. Observations: No objections.
8	CB/20/01185/FULL	22 Cartmel Drive Proposal: Single storey front and side rear extensions and replacement garage roof. Observations: No objections.
9	CB/20/01171/FULL	32 Fairfield Road Proposal: Single storey side extension. Observations: No objections.
10	CB/TRE/20/00144	49 Derwent Drive Proposal Works to a tree protected by a Tree Preservation Order: T1 Sycamore pollard to previous points to increase light penetration and for general maintenance to SB/76/00002 A2. Observations: No objections.
11	CB/20/01206/VOC	The First and Last, Church Street Proposal: Variation to Condition 17 of CB/19/00830/FULL (erection of new part 3 part 4 storey residential building comprising 32 residential units and associated car parking, cycle parking and landscaping) The development hereby permitted shall not be carried out except in complete accordance with the details shown on the submitted plans, numbers 003, 100, 101, 102, 103, 104, 200, 201, 300. Observations: No objection to the proposal but Members expressed continued concern about the entry and egress arrangements and the potential for increased volume of traffic at this busy junction.

12 CB/20/01100/FULL Dunstable Football Club, Creasey Park Drive
Proposal: Creation of an Artificial Grass Pitch (AGP) with new fencing, floodlighting, maintenance storage container, hard standing pathways and ancillary features.
Observations: No objections.

13 CB/20/01207/VOC Aspen Court, 28 Chiltern Road
Proposal: Variation to Condition 14 of planning permission CB/19/00833/FULL (Alterations to roof of development for 5 flats)
Revised drawings to form the permitted scheme.
Observations: No objections.

14 CB/20/01199/FULL Priory Academy, Britain Street
Proposal: Proposed single story 2 classroom modular building.
Observations: No objections.

3. PLANNING DECISIONS

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

4. LICENSING APPLICATIONS

No licensing applications had been received.