

Dunstable Town Council
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DUNSTABLE
TOWN COUNCIL

Paul Hodson Town Clerk and Chief Executive

Date: 21 December 2023

Dear Councillor,

A meeting of the Council's Planning Sub-Committee will be held on **Tuesday 2 January 2024 at the Council Chamber, Grove House commencing at 6.00 pm**. Members of the public and press are welcome to attend, either online via MS Teams or in person. Anyone wishing to attend is asked to notify their intention to attend by emailing democratic@dunstable.gov.uk by Friday 29 December 2023.

Please scan the below QR code to access the full agenda.



AGENDA

1. Apologies for Absence.
2. Public Question Time
3. Specific Declarations of Interest.
4. To agree the minutes of the meeting of 4 December 2023 as a true record (previously circulated)
5. Planning Applications -
 - a) to consider applications submitted to Central Bedfordshire Council since the last meeting of the Sub-Committee (see page 3)
 - b) to note recent decisions of The Planning Authority (see page 5)
6. Licensing Applications –
 - a) to consider applications submitted to Central Bedfordshire Council since the last meeting of the Sub-Committee - none received.

Yours faithfully

A handwritten signature in black ink that reads "Paul Hodson". The signature is written in a cursive, flowing style.

Paul Hodson
Town Clerk and Chief Executive

To: All Members of Plans Sub-Committee; Councillors Liz Jones (Town Mayor), Louise O'Riordan (Deputy Town Mayor), Trevor Adams, Richard Attwell, Robert Blennerhassett, Matthew Brennan, Nicholas Kotarski, and other Members of the Council for information. **If unable to attend, Members are reminded to appoint a substitute from any other Member of the Council).** All Members of the Council are welcome to attend and speak but not vote at meetings of this Sub-Committee.

DUNSTABLE TOWN COUNCIL

PLANS SUB-COMMITTEE

2 JANUARY 2024

PLANNING APPLICATIONS RECEIVED FROM CENTRAL BEDFORDSHIRE COUNCIL

SINCE THE LAST MEETING OF THE SUB-COMMITTEE

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- 1 **CB/23/03781/FULL:** 7 High Street South
 Proposal: Erection of rooftop mansard to create a 1 bed residential dwelling with refuse storage and cycle parking.
-
- 2 **CB/23/03851/FULL:** 14 Oakwood Avenue
 Proposal: Construction of garden room annex in rear garden
-
- 3 **CB/23/03824/FULL:** 25 Lockhart Close
 Proposal: Single storey extension to the rear with part pitched, part flat roof.
-
- 4 **CB/23/03210/FULL:** 21 Poynters Road
 Proposal: Conversion and extension of a playroom to a single storey 1-bedroom dwellinghouse (part retrospective)
-
- 5 **CB/23/03679/FULL:** 64 High Street North
 Proposal: Change of use from a shop formerly known as Auntie Claudette's to a Launderette (Sui Generis) Internal renovation only.
-
- 6 **CB/23/00031/ADV:** The Nags Head
 Proposal: Advertisement: Erection of non-illuminated signs to the exterior of the building sign A Projecting signs 2x new pictorial signs. Sign B 1x new set of individual letters and sign writing to existing fascia. Sign D Fascia sign 1x with individual letters Sign E 1x amenity sign. Sign F 1x poster/corex sign.
-
- 7 **CB/23/03932/FULL:** Unit 29, Verey Road
 Proposal: Installation of roof mounted flues and associated equipment

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- 8 **CB/23/03874/ADV:** Unit 29, Verey Road
 Proposal: Advertisement: Installation of 1 illuminated free standing totem sign and 2 illuminated fascia signs on the south elevation.
-
- 9 **CB/23/03916/FULL:** 19 Garrett Close
 Proposal: Change of use from Residential Home (C3A) to Childrens Care Home (C2)
-
- 10 **CB/23/03919/FULL:** Land to rear of 28 - 40 Houghton Road
 Proposal: Construction of 2 semi-detached bungalows, following the demolition of existing redundant garages and extension of existing driveway
-
- 11 **CB/23/03973/FULL:** 9 Mandrell Close
 Proposal: Installation of a set of wooden stairs for access to a temporary summer pool. Retrospective.
-
- 12 **CB/23/03847/FULL:** Unit 7, Eastern Avenue Industrial Estate
 Proposal: Installation of 3 no. external air source heat pump units
-
- 13 **CB/23/02720/FULL:** 154 Union Street
 Proposal: Single storey rear infill extension
-
- 14 **CB/23/03923/FULL:** 7 Kirkstone Drive
 Proposal: New attached dwelling following removal of garage and single-storey side elevation
-
- 15 **CB/23/03425/FULL:** Unit C, Chiltern Park Industrial Estate
 Proposal: 4 extensions, 6 air handling units, 2 enclosures, 2 CO2 silo's & flour dust extract unit, ancillary plant units and rear link access to units 20 & 21 with an infill extension to Unit C (part retrospective)

DUNSTABLE TOWN COUNCIL

PLANS SUB-COMMITTEE

2 JANUARY 2024

COMPLETED PLANNING APPLICATIONS

<u>Application No</u>	<u>Location and Proposal</u>	<u>Town Council View</u>	<u>Planning Authority Decision</u>
CB/23/03478/FULL:	42 Marina Drive Erection of single storey side and rear extension	No Objection	Granted
CB/23/03281/ADV:	Unit 8, White Lion Retail Park Advertisement: Flex face fascia sign and window vinyl sign	No Objection	Granted
CB/23/03403/FULL:	10 Totternhoe Road Proposed two storey side and rear extensions, and rear dormer to facilitate left conversion, and extension to existing crossover to front of the garden.	No Objection	Granted
CB/23/03411/FULL:	62 Langdale Road Single storey rear extension to ground floor retail unit	No Objection	Granted
CB/23/02873/FULL:	77 Canesworde Road Erection of a bungalow.	Objection due to concerns for street scene changing for surrounding neighbours, and concerns for the ancillary outbuilding becoming a habitable room in the future.	Refused
CB/23/03196/FULL:	5 & 6 Holmwood Close First floor single storey front extension to adjoining neighbours, properties	No Objection	Granted
CB/23/02559/FULL:	79 Lockington Crescent, Single storey rear extension and loft conversion with rear dormer and front rooflights	No Objection	Granted
CB/23/03176/FULL:	77-87 London Road Change of use of former vehicle parts warehouse to a vehicle bodyshop including installation of flues within roof.	No Objection – No issue with the change of use to the property however members concerned for surrounding	Application Withdrawn

		residents and advise site needs to meet the CBC requirements for noise pollution for the surrounding area.	
CB/23/03222/FULL:	14 Duncombe Drive Erection of a single storey side/rear extension and the raising of the front lean-to roof.	No Objection	Granted
CB/23/03183/FULL:	318 High Street North Erection of a two storey extension to the front of the existing warehouse	No Objection however members would like to make sure there is adequate commercial waste disposal for the extension.	Granted
CB/23/02800/FULL:	16 Borrowdale Avenue Proposed two storey rear and side extension.	No Objection	Granted
CB/23/01967/FULL:	Dunstable Downs Golf Club, Erection of a high-level golf ball safety fence.	No Objection	Granted
CB/23/02153/FULL:	48 High Street North Conversion of existing ground floor retail space into two retail units and 1 storage unit. Erection of rear extension to first and second floor to create 2 additional studios flats.	No Objection, but members would like to ensure that there will be sufficient waste provision / management and sufficient cycle provision in the area due to the location being in the town centre	Application Withdrawn
CB/23/04261/FULL:	25-27 High Street North Conversion of existing first floor Restaurant/ Bar and erection of second floor extension to form 4 residential dwellings (2 x 2 bed flat, 1 x 1 bed flat and 1x Studio flat) and provision of associated bin storage and cycle parking.	No objection	Granted