

# DUNSTABLE TOWN COUNCIL

## MINUTES OF THE MEETING OF THE PLANS SUB-COMMITTEE

### HELD AT GROVE HOUSE, DUNSTABLE

ON MONDAY 15 SEPTEMBER 2025 AT 6.15 pm

Present: Councillors Sally Kimondo (Town Mayor), Richard Attwell, (Deputy Mayor), Wendy Bater (Chair), Liz Jones and Nicholas Kotarski

Apologies: Cllr Louise O’Riordan

In Attendance: Paul Hodson (Town Clerk & Chief Executive)

Public: None

#### 1. SPECIFIC DECLARATIONS OF INTEREST

There were no specific declarations of interest.

#### 2. PUBLIC QUESTION TIME

No questions were put forward to the Council ahead of the meeting.

#### 3. MINUTES OF THE PLANS SUB COMMITTEE HELD ON 18 AUGUST 2025

**RESOLVED:** The Minutes of the meeting of the Plans Sub-Committee held on 18 August 2025 were approved as a correct record and were signed by the Chair.

#### 4. PLANNING APPLICATIONS RECEIVED

The Sub-Committee considered all planning applications submitted to Central Bedfordshire Council in respect of Dunstable since the last meeting of this Sub-Committee.

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

1	<b>CB/25/02470/FULL:</b>	10 Icknield Street
	<b>Proposal:</b>	Loft conversion, with rear dormer and roof lights
	<b>Comments:</b>	No objection
2	<b>CB/25/02473/FULL:</b>	27 Oakwood Avenue
	<b>Proposal:</b>	Replacement windows to rear and front elevations and replacement doors to rear and side elevations
	<b>Comments:</b>	No objection
3	<b>CB/25/02525/FULL:</b>	54 Maidenbower Avenue
	<b>Proposal:</b>	Single storey side and rear extension with roof lantern
	<b>Comments:</b>	No objection

<b>4</b>	<b>CB/25/02529/FULL:</b> <b>Proposal:</b> <b>Comments:</b>	220 Kirkstone Drive Two storey side extension and demolition of conservatory No objection
<b>5</b>	<b>CB/25/02514/FULL:</b> <b>Proposal:</b> <b>Comments:</b>	32 & 34 Capron Road Single storey rear extension to 32 and 34 Capron Road No objection
<b>6</b>	<b>CB/25/02565/FULL:</b> <b>Proposal:</b>  <b>Comments:</b>	12 Ennerdale Avenue Demolition of existing conservatory with rendering of external elevations, alterations to existing openings and insertion of a window. Loft extension with rear box dormer and hip to gable extension to roof No objection
<b>7</b>	<b>CB/25/02419/FULL:</b> <b>Proposal:</b>  <b>Comments:</b>	9A Linden Road Erection of a first-floor extension above existing side extension, and a new window No objection
<b>8</b>	<b>CB/25/02639/FULL:</b> <b>Proposal:</b>  <b>Comments:</b>	2 Birchside Part single and two storey front extension, garage conversion, new window to first floor rear elevation, driveway alterations to provide off street parking Erection of single storey rear extension, and conversion of garage with roof light. No objection
<b>9</b>	<b>CB/25/02617/FULL:</b> <b>Proposal:</b>  <b>Comments:</b>	38 High Street North Conversion of first and second floor to provide one, two-bedroom flat service No objection
<b>10</b>	<b>CB/25/02456/LB:</b> <b>Proposal:</b> <b>Comments:</b>	The Old Mill, West Street Replacement of internal staircase on the first floor No objection however the Committee noted the need to ensure adequate access to the residential and commercial bin area is provided

## **5. PLANNING DECISIONS**

The Sub-Committee noted the decisions of Central Bedfordshire Council in respect of recent planning applications.

## **6. LICENSING APPLICATIONS**

**Chimnos Delight – The Square Dunstable:** The Committee strongly object to the proposed position that has a significant impact on the current traders trading on markets through the Town Council. The licence should not be granted within Ashton Square, Middle Row or The Square.

## **7. DATE OF NEXT MEETING**

13 October 2025 at 6.15pm

**The meeting closed at 6.40 pm**