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Minutes of the Meeting of the **Planning Committee** held on Wednesday 27th November 2013 at 7.02pm in the Memorial Hall, Bedford Road, Wootton.

Open Forum	One member of the public was present to observe the meeting, but did not wish to speak. A second member of the public arrived at 7.20pm.	Public Bodies (Admissions to Meetings) Act 1960 s1(2) and Local Government Act 1972 s100.		
Present	Cllrs Quirk, Chalmers, Doggrell, Lloyd, Price, and Wheeler. Cllrs Hall and Wallace were also in attendance. In Attendance: Sue Playford (Clerk).			
Absent	None.			
Agenda no	Agenda item title	Resolution	Action	Power
P13/214	Apologies for absence. None.			Local Government Act 1972 Sch12 p40.
P13/215	Disclosure of local and/or disclosable pecuniary interests. None.			Local Government Act 1972 s117.
P13/216	Report from outside organisations. None.			
P13/217	List of correspondence received (copies of			

	correspondence can be requested from the Clerk). Milton Keynes Council Minerals Local Plan – Issues and Options Consultation. Proposed temporary road closure – Hall End Road/Church Road – to facilitate the 2013 Bedford Harriers Half Marathon road race. From Keeley Lane to Cause End Road. Anticipated to be in operation from 8am until 1pm – Sunday 8th December. No access.	No further comments were received. No further comments were received.		
P13/218	Minutes of the previous meeting. Members of the Planning Committee were asked to receive and adopt the minutes of the Planning Committee meeting held on the 30th October 2013.	Proposed: - Cllr Chalmers. Seconded: - Cllr Lloyd. Resolved by all present.		Local Government Act 1972, Sch 12 p 41.
P13/219	Matters arising from the minutes to include Issues log review – for information only. P11/47 - Overgrown alleyway Lorraine Road/Hoo Close. Clerk has written to Mr Wiles to request permission to burn scrub on his land – before contacting Borough to request remedial works to the footpath and fencing. Mr Wiles is not authorised to burn scrub so had to turn down the parish council's request. He expressed concerns about debris being left behind that could be harmful to cattle, but will keep checking the field and will report back again to the Clerk. Clerk wrote again 14.6.13. Clerk met with Amey and Highways on 11th September and they will write to Mr Wiles and consider works to the hedgerow and fencing. Land has now been sold but the new owner is not yet known. P12/140 – Grass cutting within the village. Cllr Quirk has prepared an initial draft, currently with the Clerk for examination. Cllr Lloyd has sourced a software package which may help with highlighting electronic maps. Cllrs Lloyd and Quirk are to meet to discuss the software. P12/142 – Pond near Keeley Lane. Clerk has received the commuted sum and confirmation that the transfer is moving forward. Awaiting final paperwork to confirm. P13/40 – Poor state of roads and footpaths within the village. Borough will consider major works to Bedford Road, and have listed proposals for the			

	footpaths leading to Tithe Barn Road from Church Road, Squires Road and Russell Way. Clerk has since requested they look at Elmsdale Road, and the footpath by the post office on Bedford Road. Amey have responded regarding the Bedford Road footpath to say they believe no remedial works are required at this stage, but that they will continue to monitor. P13/87 – Transfer of ownership of Lorraine Road Green. Completed paperwork has been returned to Bedford Borough Council. Clerk has received an acknowledgement from Linda Stevens. P13/102 – Bedfordshire & River Ivel Drainage Board proposals. Meeting arranged with IDBS and Cllrs Doggrell and Wheeler and the Clerk for 18.9.13. John Oldfield agreed Fields Road would be given priority and it was hoped works would be done by the end of the year. P13/109 – Studley Road grass area. The Clerk has received information advice that the land could potentially be transferred to the Parish Council for a nominal sum, however the receivers have yet to receive all files. The Clerk will be writing to them, informing them of the Parish Councils intention to undertake a one-off grass cut, without prejudice, pending the outcome of other investigations. P13/203 – Railings and Screening at the Memorial Walls, Lorraine Road cemetery. See separate agenda item. P13/213 – Village Hall car park entrance. Clerk to secure quotations to take up the broken concrete, replace with the same or tarmac taking into account the drain alongside the village hall.			
P13/220	a) Planning Applications. 13/02197/FUL – 115 Bedford Road – formation of three first floor windows in south (side) elevation, one first floor window in north (side) elevation, one second floor window in rear elevation and three roof lights to front elevation. (Please note previous application 13/01348/FUL was part approved, part refused by Bedford Borough Council).	Proposed: - Cllr Lloyd. Seconded: - Cllr Wheeler. Resolved by all present – to object - proposed amendments do not address or resolve the council's original	Clerk to inform Planning Department at Bedford Borough Council.	Town & Country Planning Act 1990 & subsequent.

	13/02213/FUL – 99 Bedford Road – erection of new dwelling with detached single garage, and replacement single garage to serve existing dwelling. 13/02258/S73 – Crystal Care Grooming – 23 Fields Road – Variation of condition 1 to allow for permanent use (07/03480/FUL). b) Planning Approvals. 13/01901/ADV – Berry Farm, Cranfield Road – erection of one v-shaped advertisement consisting of two sign boards (retrospective application). The council had previously recorded NO objection. 11/01727/AOC – 157 Bedford Road – Condition 4 archaeological works – two storey side extension to farmhouse (09/02668/FUL). Please note the previous Clerk did not keep records beyond 10th May 2009. The planning book was subsequently found on 11th April 2011. 11/02006/AOC – 157 Bedford Road – Discharge of Condition 4 – archaeological works – Construction of 20m x 40m manege. Please note the previous Clerk did not keep records beyond 10th May 2009. The planning book was subsequently found on 11th April 2011. 13/01663/FUL – Whitworth Farm house, Bourne End Road – demolition of existing stables. Erection of new barn to accommodate new internal stables. The council had previously recorded NO objection.	objection. Proposed: - Cllr Price. Seconded: - Cllr Doggrell. Resolved by all present – to object - overdevelopment of site, entrance to site is situated on a dangerous bend in the road. Proposed: - Cllr Price. Seconded: - Cllr Wheeler. Resolved by all present – no objections.		
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	13/01902/FUL – 62 Tithe Barn Road – Loft conversion including rear dormers. The council had previously recorded NO objection. 13/01996/FUL – 19 Bedford Road – one and two storey rear extension. The council had previously recorded NO objection. 13/02105/AOC – Land North of Fields Road – Discharge of condition no 9 boundary hedgerow protection. Hybrid application consisting of: (i) an outline application for 415 residential units with associated ancillary works and facilities including a retail local centre, a lower school, a community building, sport and recreational facilities, open space, associated infrastructure including means of access (all other matters reserved); and (ii) a full application for an access road, 195 residential units, a central parkland area with footpaths and play facilities and associated. (11/01502/EIA). The council had previously recorded AN OBJECTION. c) Planning Applications withdrawn. None. d) Planning Refusals. None.			
P13/221	To request above applications be considered by the full Planning Committee of Bedford Borough council.	Proposed: Cllr Lloyd. Seconded: Cllr Chalmers. Resolved to request they be considered by full Planning Committee.	Clerk to inform Planning Department at Bedford Borough Council and BBCllr Prescod.	Town & Country Planning Act 1990 & subsequent.
P13/222	To consider representation of the Council at the Planning meeting of Bedford Borough council discussing the above applications.	Not applicable.		Town & Country Planning Act 1990 & subsequent.
P13/223	To receive a report from Cllr Quirk regarding budget figures for 2014-15, ahead of the precept demand being finalised.	The report was circulated ahead of the meeting. It was agreed the figures	Clerk to ensure all relevant figures are passed to	Local Government Finance Act 1992 s39 & 41.

		would be taken forward in principal as part of the precept.	F&GP in December.	
P13/224	To resolve that under the terms of the Public Bodies (Admissions to Meetings) Act 1960 s1(2) and Local Government Act 1972 s100 any members of the public or press present please leave, in order that the following item(s) may be discussed.	Both members of the public left the room.		Public Bodies (Admissions to Meetings) Act 1960 s1(2) and Local Government Act 1972 s100.
P13/225	To resolve to appoint a contractor to undertake remedial works to the railings at Lorraine Road cemetery.	The Clerk read a report which detailed all quotations received. It was resolved to accept the quotation from S J Helliwell Fencing Contractors. Proposed: Cllr Price. Seconded: Cllr Wheeler. Resolved by all present.	Clerk to inform accordingly. The Clerk also agreed to establish whether there were rules in place with regard to negotiating prices after quotations were received.	Local Authorities' Cemeteries Order 1977, SI 1977/204, art 4(1).

Meeting Closed at 7.30pm

Chairman.....

Date.....