



WOOTTON PARISH COUNCIL



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Minutes of the Meeting of the **Planning & Environment Committee** meeting held on Wednesday 31st May 2017 at 7pm in The Memorial Hall, Bedford Road, Wootton.

Open Forum	There were no members of the public or press present and so the meeting continued without adjournment. A representative (Paul Taylor) from Taylor Keogh Communications (on behalf of Milbrook Power Ltd) was present to make a brief presentation regarding proposals for a gas-fired electricity generation plant on land located in Rookery South Pit.			Public Bodies (Admissions to Meetings) Act 1960, s1(1).
Present	Cllrs Lloyd (in the Chair in the absence of Cllr Quirk), Doggrell, Noakes, and Wheeler. Cllr Wheeler is also the Borough Councillor for Wootton. In Attendance: Cllr Martin and Sue Playford (Clerk).			
Absent (no apologies received)	None.			
Agenda no	Agenda item title	Resolution	Action	Power
P17/120	Apologies for absence. Cllrs Quirk and Regmi.	Resolved to accept.	Clerk to keep on file.	Local Government Act 1972, s85 (1) & Sch 12, Part VI, p40.
P17/121	Disclosure of local and/or disclosable pecuniary interests. None.	N/A.	N/A.	Localism Act 2011, Ch 7, s31.
P17/122	To consider any dispensation requests received by the Clerk in relation to local and/or disclosable pecuniary interests, not previously recorded. None.	N/A.	N/A.	Localism Act 2011, Ch 7, s33.
P17/123	To receive a brief presentation from Taylor Keogh Communications (on behalf of Millbrook Power Ltd) with regard to a proposal for a gas-fired electricity generation plant on land located in Rookery South Pit,	Appendix A.	Clerk to keep on file.	Stakeholder consultation.

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	near the villages of Stewartby, Millbrook, Lidlinton and Marston Moretaine.			
P17/124	Report from outside organisations – for information only. Bedford Borough Council – proposed temporary road closure – Manor Road, Kempston Hardwick. The whole road for carriageway patching and resurfacing work. The closure is anticipated to be in operation between 8am and 6pm on 10 weekdays from Monday 5th June 2017 to Friday 16th June 2017 – specific dates will be advertised locally closer to the time. Where possible access will be maintained to property and premises but may be restricted from time to time according to local signing.	No further comments received.	Clerk to keep on file.	N/A.
P17/125	List of correspondence received (copies of correspondence can be requested from the Clerk). None.	N/A.	N/A.	N/A.
P17/126	Minutes of the previous meeting. Members of the Planning & Environment Committee were asked to receive and adopt the minutes of the Planning & Environment Committee meeting held on the 10 th May 2017.	Resolved to receive and adopt. Proposed: Cllr Noakes. Seconded: BBCllr/Cllr Wheeler. Resolved by all present.	Clerk to keep on file.	Local Government Act 1972, Sch 12, Part VI, p41 (1).
P17/127	Matters arising from the minutes – for information only. - P14/84 + P14/152 + P15/10 – Parking problems/yellow lines proposals. Works were due for completion in September 2015 – clerk and BBC/Cllr Wheeler continue to chase. - P16/150 + P16/177 +P16/269 +P17/13 + P17/36 + P17/118 – Visual Tree Inspection. Resolved 26th October 2016 (P16/269) to undertake all priority 1 works. Works have been completed bar cabling. The fallen ash tree at St. Mary's churchyard has now been cleared and further works to damaged headstones, wall et al are to be taken forward. - P16/175 – Popes Way. Bedford Borough Council have completed works to overhanging trees and are investigating the infill of an adjoining ditch near the entrance to Cause End Road. Resolved 13th July 2016 (P16/175) that the Clerk continue to try and register the area in the name of Wootton Parish Council (WPC). The Clerk has visited Bedfordshire	No further comments received.	N/A.	N/A.

	Archives and Records Service (7th February 2017) in the hope of finding historical evidence that WPC has maintained that area – this will aid in the registration process. Bedford Borough Council are currently liaising with a local resident regarding the piping and infilling of the ditch. ▪ P16/268 + P17/50 – New bench opposite the Cock Inn PH, Bedford Road. Bench is now in situ. Clerk is working with the family of the late Bill Brady on a plaque inscription. ▪ P17/51 + P17/69 – Potentially dangerous ditch alongside the “Little Wootton” development, Hall End. Resolved 22nd February 2017 (P17/51) to send Bedford Borough Council a copy of Cllr Quirk’s findings. Bedford Borough Council responded stating it had no intention to erect fencing in the area. Cllr Quirk responded 29th March 2017 stating a danger had been presented now the hedge has been cut back – ditch was deep enough for someone to fall in (particularly those with limited mobility). Cllr O’Dell was asked to investigate and find fuller information ahead of asking Bedford Borough Council to undertake a risk assessment. A further report has been drafted and sent to Bedford Borough Council. ▪ n/a – Cllrs Lloyd, Quirk and Wheeler plus the Clerk met with members from Bedford Borough Council’s Highways department and the owner of 50 Cause End Road, to resolve ongoing issues regarding the infilling of a ditch alongside Popes Way Green and placement of his front/side boundary fencing. Bedford Borough Council instructed the owner to take down the fence panels (possibly pending an application to purchase highways land) and gave recommendations on how best to infill the ditch to ensure surface water continued to drain appropriately. Bedford Borough Council are now implementing an enforcement order as the owner has taken no further action. ▪ P17/90 – Request to review the height and materials used in the construction of fencing within the new play area on the Berryfields Estate. Resolved 12th April 2017 (P17/90) no			
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	action can be taken until the management entity is known. Clerk to keep on file.			
P17/128	To receive and verify the Income & Expenditure report for all Planning & Environment cost centres for 2016-17, to date.	It was noted the Clerk was unable to input income & expenditure figures for 2017-18, until the previous year end accounts had been closed.	N/A.	Governance and Accountability for Smaller Authorities in England 2016.
P17/129	a) Planning Applications – for resolution. 17/01326/FUL – 77 Lorraine Road – single storey rear extension, two storey side extension and rear dormer to serve loft conversion/extension and new rear garden store. 17/01196/LBC – Demolition of four former brickwork chimneys and associated kilns – STEWARTBY BRICKWORKS, BROADMEAD ROAD, STEWARTBY. Please note Wootton Parish Council has not been consulted by Bedford Borough Council on this proposal but seeks to make representation nonetheless. b) Planning Approvals (by Bedford Borough Council) – for information only. None. c) Planning Applications withdrawn (notified by Bedford Borough Council) – for information only. None. d) Planning Refusals (by Bedford Borough Council) – for information only. None. e) Planning (other – including Bedford Borough Council and the Secretary of State) – for information only.	Resolved NO OBJECTIONS. Proposed: Cllr Noakes. Seconded: Cllr Doggrell. Resolved by all present. Resolved NO OBJECTIONS but to request consideration be given in keeping the one chimney with the Stewartby logo and associated kiln. Proposed: Cllr Doggrell. Seconded: Cllr Noakes. Resolved by all present.	Clerk to take forward.	Town & Country Planning Act 1990 & subsequent.

	17/00375/FUL – 41-43 Cause End Road – refurbishment and extension of the existing cottages and the construction of 3 additional detached dwellings, together with off-road parking, private amenity space and associated landscaping. Notification received that the above proposed development is for inclusion on the agenda for Bedford Borough Council's Planning Committee meeting on 22 nd May 2017. Officer recommendation is to GRANT PERMISSION (CIL LIABLE) . This council previously recorded NO OBJECTIONS .	No further comments received.		
P17/130	To request above applications be considered by the Full Planning Committee of Bedford Borough Council.	N/A.	N/A.	Town & Country Planning Act 1990 & subsequent.
P17/131	To consider representation of the Council at the Full Planning Committee meeting of Bedford Borough Council discussing the above applications.	N/A.	N/A.	Town & Country Planning Act 1990 & subsequent.
P17/132	To consider signage at the entrance to Lorraine Road cemetery informing parking is reserved for those attending the cemetery and to prevent overnight/prolonged/weekend parking in that area and to resolve a suitable course of action.	It was noted a vehicle parking in that area was a Bedford Borough Council vehicle and the employee had been asked not to continue parking there. Resolved to take no further action at this stage, but monitor and report again as needed. Proposed: BBCllr/Cllr Wheeler. Seconded: Cllr Noakes. Resolved by all present.	Clerk to keep on file.	Localism Act 2011, Ch 1, s1-8.
P17/133	To consider a request that a sapling horse chestnut tree be relocated from its current location (adjacent to a garden and fencing bottom-right of Lorraine Road cemetery) and replanted elsewhere within the cemetery (away from housing and fencing) and to resolve a suitable course of action.	Resolved the tree be felled at the earliest opportunity and a replacement planted elsewhere in the cemetery – Clerk to liaise with Pamela Stevenson on a suitable location. Proposed: BBCllr/Cllr Wheeler. Seconded: Cllr Doggrell. Resolved by all present.	Clerk to take forward.	Localism Act 2011, Ch 1, s1-8.

Meeting closed at 7.45pm.

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