



WOOTTON PARISH COUNCIL



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Minutes of the **Planning Committee** meeting held on Wednesday 31st July 2024 at 7pm at
Wootton Community Centre, Harris Way, Wootton, MK43 9FZ.

Open Forum	There were no members of the public or press present and so the meeting continued without adjournment.			Public Bodies (Admissions to Meetings) Act 1960, s1(1).
Present	Cllrs O'Dell (in the chair), Bygraves, Hensher, Lincoln, Lloyd, Noakes and Randell. In attendance: Cllr Wheeler. Cllr Wheeler is also Borough Councillor for Wootton and Kempston Rural. In attendance: Sue Edgar Playford (Clerk to the Council and Responsible Financial Officer).			
Absent (no apologies received)	None.			
Agenda no	Agenda item title	Resolution	Action	Power
P24/138	Apologies for absence. Cllr Tyerman.	Noted for the minutes.	Clerk to keep on file.	Local Government Act 1972, Part V, s85 (1+2) & Sch 12, Part VI, p40.
P24/139	Disclosure of local and/or disclosable pecuniary interests. None.	N/A.	N/A.	Localism Act 2011, Ch 7, s31.
P24/140	To consider any dispensation requests received by the Clerk in relation to local and/or disclosable pecuniary interests, not previously recorded. No requests received.	N/A.	N/A.	Localism Act 2011, Ch 7, s33.
P24/141	Report from outside organisations – for information only.			

	- Bedford Borough Council. Notification of carriageway resurfacing works for St. Mary's Road. The entire length of road was programmed for resurfacing works (now complete). - Bedford Borough Council. Notification of a Planning Contravention Notice served to 10 Hollies Walk (21/00233/UNAUTU) following the Planning Inspectorate's dismissal of a Lawful Development Certificate appeal.	No further comments received.	N/A.	N/A.
		No further comments received.	N/A.	N/A.
P24/142	List of correspondence received (copies of correspondence can be requested from the Clerk) – for information only.	None.	N/A.	N/A.
P24/143	Minutes of the previous meeting. Members of the Planning Committee are asked to receive and adopt the minutes of the Planning Committee meeting held on the 10 th July 2024.	Resolved to receive and adopt. Proposed: Cllr Randell. Seconded: Cllr Bygraves. Resolved by all present.	Clerk to keep on file.	Local Government Act 1972, Sch 12, Part VI, p41 (1).
P24/144	Matters arising from the minutes – for information only. None.	N/A.	N/A.	N/A.
P24/145	a) Planning Applications – for resolution. None. b) Planning Approvals (by Bedford Borough Council) – for information only. 24/00743/S73A – 14 Hillcroft. Retrospective Planning Permission Application – erection of fence in front of the garden wall to raise the height by 0.55 metres (development already carried out). This council previously raised NO OBJECTION . 24/00951/ADV – Unit 4B, Swallow Way. Installation of internally illuminated fascia signage. This council previously raised NO OBJECTION .	No further comments received.	N/A.	Town & Country Planning Act 1990 & subsequent.

	24/01050/FUL – 36 Bedford Road. Two storey side extension. This council previously raised NO OBJECTION. 24/01065/FUL – 12 Neale Way. Single storey extension to front to provide a shower room. This council previously raised NO OBJECTION but made the following observation: Bedford Borough Council should ensure the proposed development does not encroach beyond the existing building line. 24/00593/FUL – 22 Thorpe Way. Loft conversion with rear dormer following reconstruction of existing roof to increase ridge height. This council previously raised AN OBJECTION. 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). 24/00488/S73A – 13 Butland Way. An appeal has been made to the Secretary of State in respect of this application following refusal of planning permission by Bedford Borough Council. (Inspectorate No: APP/K0235/D/24/3345652. Appeal No: 24/00045/HASREF). This council raised NO OBJECTION but made the following observation:			
		No further comments received.	N/A.	

	Members requested Bedford Borough Council ensure any caveats/restrictions in the property deeds relating to garden fence height were adhered to.			
P24/146	To request above application(s) be considered by the Full Planning Committee of Bedford Borough Council.	N/A.	N/A.	Town & Country Planning Act 1990 & subsequent.
P24/147	To consider representation of the Council at the Full Planning Committee meeting of Bedford Borough Council discussing the above application(s).	N/A.	N/A.	Town & Country Planning Act 1990 & subsequent.
P24/148	To consider a response to Bedford Borough Council in relation to its proposal to introduce a 20MPH speed limit on Burgoyne Avenue (from its junction with Cranfield Road extending in an easterly direction to a point approx. 55.5 metres west of the centre of the Riley Drive/Lomax roundabout) (and roads there off including GilsPENny Way, Butland Way, Buckworth Drive, Whitmore Close, HEPher Close, Terle Bank, HoneyPOT Lane, Little Brook Lane, Clew Grove, Roundel, Hillcroft, Johnson Avenue, Lovell Grange, Gilbert Walk, Duncombe Drive, Moore Gardens, Woodman Way and Lomax Gardens) and to resolve a suitable course of action.	Resolved to accept the proposal but to request the following amendment: The area along Riley Drive, including the 'Amazon roundabout' and spur leading to Burgoyne Avenue also be incorporated into the 20MPH speed limit proposal. The current proposal showed this area remaining a 30MPH zone. Proposed: Cllr Noakes. Seconded: Cllr Lincoln. Resolved by all present.	Clerk to take forward.	Stakeholder Consultation.
P24/149	To consider a response to Bedford Borough Council in relation to its proposed application to stop up part of a Highway at 22 Jenkyn Road and to resolve a suitable course of action.	Resolved to accept the proposal without amendment. Proposed: Cllr Noakes. Seconded: Cllr Lincoln. Resolved by all present.	Clerk to take forward.	Stakeholder Consultation.
P24/150	To revisit a request from residents of Bedford Road (new development consisting of house numbers 16A, 16B, 18, 18A, 18B) that the development be given a new road name (Lavender Close has been ruled out by Bedford Borough Council) in order to avoid ongoing postal delivery issues with existing adjacent dwellings and to resolve a suitable course of action.	After detailed discussion it was resolved to continue supporting residents' request that the development be renamed Lavender Close. It was further resolved to inform Bedford Borough Council the Parish Council was disappointed in	Clerk and BBCllr/Cllr Wheeler to take forward.	Localism Act 2011, Ch 1, s1-8.

		the way they had handled this request. Proposed: Cllr Lincoln. Seconded: Cllr Randell. Resolved by all present.		
P24/151	To consider an application from developers of Land South of Keeley Lane (Planning Application Ref: 23/01578/MAR – Pursuant to Outline Permission 22/01035/MAO) in relation to proposed new street names (developers have suggested Keeley Gardens and Crestwood Road) and to resolve a suitable course of action.	After discussion it was resolved not to accept either suggestion as Keeley Gardens was deemed too similar to Keeley Lane and Crestwood Road had no known links to the village. The Clerk had (some time ago) received requests for the names ‘Beard’ and ‘Fuller’ (both historic village family names) to be considered and it was further resolved to request these be used as alternatives. Proposed: Cllr Randell. Seconded: Cllr Lincoln. Resolved by all present.	Clerk to take forward.	Localism Act 2011, Ch 1, s1-8.

Meeting closed at 7.26pm.