



**Minutes of the meeting of the DEVELOPMENT CONTROL PANEL held on WEDNESDAY 16 NOVEMBER 2016 at 7:00 pm.**

**Present:** Councillor: Legg (In the Chair)  
Councillors: Alexander, Bint, McLean and Petchey

**Officers:** D Kirk (Development Management Manager - South East Team), J Price-Jones (Planning Solicitor), M Pearce (Planning Officer), D Hird (Planning Officer), E Kampaite (Trainee Solicitor) and T Milner (Committee Manager).

**Also Present:** Councillor Miles

**Apology:** Councillor A Geary

**Number of Public Present:** 17

**DCP20 WELCOME AND INTRODUCTIONS**

The Chair welcomed Councillors, Officer Colleagues and the Public to the meeting and explained the procedures to be adopted.

**DCP21 DECLARATIONS OF INTEREST**

Councillor Legg asked that it be noted that in respect of Application 3 – 16/01772/FUL he was a member of the Parish Council which was objecting to the application, he had however not discussed the application and held no pre-determined view.

**DCP22 REPRESENTATIONS ON APPLICATIONS**

Mr J Aizpurvs and Councillor D Stabler (Great Linford Parish Council) spoke in objection to application 16/01707/FUL First floor side extension over existing garage (re-submission of 16/00619/FUL) at 4 Longross, Pennyland, Milton Keynes.

The applicant declined the exercised right of reply

Mr A Jeans (Warehut Limited) spoke in objection to application 16/02434/FUL 16/01707/FUL Proposed extension, internal and external alterations (re-submission of 16/00362/FUL) at The Bletchley Arms, 183-185 Queensway, Bletchley.

Ms A Kennedy and Councillor O'Rourke (Bletchley and Fenny Stratford Town, and K Wilkinson (J D Wetherspoon Plc), applicant, exercised the right of reply.

**APPLICATIONS**

**16/01592/FUL PART CHANGE OF USE OF DWELLING HOUSE (USE CLASS C3) TO DWELLING HOUSE AND CHILDMINDING SERVICE (USE CLASS C3/D1) FOR UP TO 10 CHILDREN WITH 1 ASSISTANT (RE-SUBMISSION OF 16/00008/FUL) AT 9 TATLING GROVE, WALNUT TREE, MILTON KEYNES FOR MRS VICTORIA WOOD**

The Planning Officer introduced the application. The Panel heard that the recommendation remained to grant the application subject to the conditions as detailed in the Panel report.

Councillor Legg proposed that the officer recommendation be agreed this was seconded by Councillor McLean.

On being put to the vote the proposal to grant the application subject to the conditions as detailed in the Panel report was carried unanimously, and it was;

RESOLVED –

That planning permission be granted subject to the conditions as detailed in the Panel report.

**16/01639/FUL CONSTRUCTION OF PUBLIC FOOTBRIDGE OVER RAILWAY LINE TO REPLACE EXISTING LEVEL CROSSING AT LAND AT SCHOOL CROSSING, CRANFIELD ROAD, WOBURN SANDS FOR MR TOM MCEVADDY**

The Development Management Manager – South East Team introduced the application with a presentation. The Panel heard that since the publication of the agenda, a request from the applicant was received in respect of Certificate B and the owner of the land in question being served notice. The Solicitor informed the Panel that no response to-date had been received from the applicant in respect of the served notice.

The Manager told the Panel that the recommendation remained to grant the application, subject to the conditions within the report.

Councillor Legg proposed that the officer recommendations be agreed this was seconded by Councillor McLean.

The Solicitor reassured the Panel that the Council had adhered by the appropriate procedure in respect of notice being given to the applicant.

The Panel expressed some concern about the impact of the proposed bridge, namely the close proximity to the Grade 2 listed building, and in respect of the ensuring that any issues of anti-social behaviour would be addressed appropriately. The Panel noted the importance of addressing the needs of mobility users and that lighting issues on/around the bridge would also be taken into consideration.

The Manager reassured Councillor Petchey and the Panel that the safety concerns raised in respect of Network Rail's responsibility of the level crossing safety issues were being taken seriously, along with the design and green steelwork construction of the footbridge.

The Panel highlighted that particular attention should be given to the landscaping aspects of the application.

Councillor McLean moved that the recommendation should include an additional condition to incorporate appropriate landscaping for the proposed site this was seconded by Councillor Legg:

Prior to the completion of the footbridge hereby permitted a landscaping scheme, which shall include provision for the planting of trees and shrubs, shall be submitted to and approved by the Local Planning Authority. The scheme shall show the numbers, types and sizes of trees and shrubs to be planted and their location in relation to proposed buildings, roads, footpaths and drains. All planting in accordance with the scheme shall be carried out within twelve months of the approval of those details. Any trees or shrubs removed, dying, severely damaged or diseased within five years of planting shall be replaced in the next planting season with trees or shrubs of such size and species as may be agreed by the Local Planning Authority.

Reason: To protect the appearance and character of the area and to minimise the effect of development on the area.

On being put to the vote the recommendation to grant the application, with the additional condition to condition 2 was carried unanimously, and it was;

RESOLVED –

That the application be granted subject to the additional condition, to read;

Prior to the completion of the footbridge hereby permitted a landscaping scheme, which shall include provision for the planting of trees and shrubs, shall be submitted to and approved by the Local Planning Authority. The scheme shall show the numbers, types and sizes of trees and shrubs to be planted and their location in relation to proposed buildings, roads, footpaths and drains. All planting in accordance with the scheme shall be carried out within twelve months of the approval of those details. Any trees or shrubs removed, dying, severely damaged or diseased within five years of planting shall be replaced in the next planting season with trees or shrubs of such size and species as may be agreed by the Local Planning Authority.

Reason: To protect the appearance and character of the area and to minimise the effect of development on the area.

**16/02068/FUL DEMOLITION OF EXISTING PORCH AND ERECTION OF SINGLE STOREY FRONT EXTENSION TO 28 VANDYKE CLOSE, AND THE ERECTION OF ATTACHED BUNGALOW (1 METRE INCREASE IN WIDTH TO PREVIOUSLY APPROVED SCHEME REF: 15/02821/FUL) AT 28 VANDYKE CLOSE, WOBURN SANDS, MILTON KEYNES**

Councillor Legg (Vice-Chair) having declared a personal interest stood down from the Chair and the Panel during consideration of this application.

Councillor Bint took the Chair.

The Planning Officer introduced the application with a presentation. The Panel heard that no further updates had been received in respect of the application.

The Planning Officer confirmed that the recommendation remained to grant the application subject to the conditions as detailed in the report.

Councillor Bint proposed that the officer recommendation be agreed this was seconded by Councillor McLean.

The Planning Officer reassured Councillor Bint and the Panel that the boundary and main character of the scheme would be maintained as part of the slight changes requested in respect of the application.

On being put to the vote the proposal to grant the application was unanimous, and was;

RESOLVED –

That planning permission be granted subject to the conditions as detailed in the Panel report.

**16/01707/FUL FIRST FLOOR SIDE EXTENSION OVER EXISTING GARAGE (RE-SUBMISSION OF 16/00619/FUL) AT 4 LONGCROSS, PENNYLAND, MILTON KEYNES FOR MR S SATHASIYAM**

Councillor Legg (Vice-Chair) took the Chair for the remaining items.

The Planning Officer introduced the application with a presentation. The Panel heard that since the publication of the agenda, objections had been received from Great Linford Parish Council in respect that there was an under provision of parking contrary to the Milton Keynes Council adopted policy.

The Panel heard representations from Mr J Aizpurvs and Councillor D Stabler (Great Linford Parish Council).

Councillor Legg proposed that the officer recommendation be agreed this was seconded by Councillor McLean.

The Panel expressed concern at the proposal to extend the property with the potential loss of parking spaces on the premises, and to take into consideration that the applicant may acquire further cars in the future. Councillor Legg advised that the single garage could be used as a parking space, but it was not withstanding that a future application could be put through for a conversion, as each case was looked at as a separate case by the Planning Committee.

On being put to the vote the motion to include the conditions as detailed in the report, was carried, and it was;

RESOLVED –

That planning permission be granted subject to the conditions as detailed in the Panel report.

**16/02434/FUL PROPOSED EXTENSION, INTERNAL AND EXTERNAL ALTERATIONS (RE-SUBMISSION OF 16/00362/FUL) AT THE BLETCHLEY ARMS, 183-185 QUEENSWAY, BLETCHLEY**

The Planning Officer introduced the application with a presentation. The Panel heard that since the publication of the agenda, objections had been received from Mr Anthony Jeans (Warehut Ltd) and the recommendation remained to grant the application subject to the conditions detailed in the report.

The Panel heard representations from Mr Anthony Jeans (Warehut Ltd) and Ms A Kennedy and Councillor O'Rourke (Bletchley and Fenny Stratford Town Council) and K Wilkinson (JD Wetherspoon Plc).

Councillor Legg proposed that the Officer recommendation be agreed, this was seconded by Councillor McLean.

Members of the Panel sought clarification in respect of the boundary treatment of neighbouring properties, along with consideration being given to the parking restrictions within the business area and timing of and delivery of goods in a particularly sensitive area.

Councillor McLean moved that the recommendation should include two additional conditions to incorporate the boundary treatment for the proposed site along with an-hours of construction this was seconded by Councillor Bint:

1. Notwithstanding the hereby approved plans, prior to the first occupation, details of the boundary treatment to the western side of the site (including the type, height and materials) shall be first submitted to and approved in writing by the Local Planning Authority. The approved boundary treatment shall subsequently be carried out in accordance with the approved details and retained to the satisfaction of the Local Planning Authority.

Reason: To protect the amenities of the locality and safeguard the privacy of

neighbouring properties in accordance with Saved Policy D1 (iii) of the Milton Keynes Local Plan 2001-2011.

2. No building or other site works likely to cause nuisance to adjoining occupiers shall be carried out before 8.00 am or after 6pm Mondays to Fridays, nor before 8am or after 1pm on Saturdays, or at any time on Sundays or Bank Holidays.(S04)

Reason: To limit the detrimental effect on adjoining occupiers by reason of noise and disturbance.

On being put to the vote the recommendation to grant the application, with the additional conditions was carried unanimously, and it was;

RESOLVED –

That the application be granted subject to the conditions as detailed in the Panel report and the additional conditions, to read:

1. Notwithstanding the hereby approved plans, prior to the first occupation, details of the boundary treatment to the western side of the site (including the type, height and materials) shall be first submitted to and approved in writing by the Local Planning Authority. The approved boundary treatment shall subsequently be carried out in accordance with the approved details and retained to the satisfaction of the Local Planning Authority.

Reason: To protect the amenities of the locality and safeguard the privacy of neighbouring properties in accordance with Saved Policy D1 (iii) of the Milton Keynes Local Plan 2001-2011.

2. No building or other site works likely to cause nuisance to adjoining occupiers shall be carried out before 8.00 am or after 6pm Mondays to Fridays, nor before 8am or after 1pm on Saturdays, or at any time on Sundays or Bank Holidays.(S04)

Reason: To limit the detrimental effect on adjoining occupiers by reason of noise and

disturbance.

**16/01559/FUL**

**ERECTION OF DETACHED SINGLE STOREY TWO BEDROOM BUNGALOW WITH HARDSTANDING FOR 2 PARKING SPACES TO SERVE THE PROPOSED DEVELOPMENT WITH HARDSTANDING WITH 4 SPACES TO SERVE THE EXISTING DWELLING AND AMENITY SPACE AND A SHARED ACCESS FROM NEWPORT ROAD AT THE CHIMNEY, 87 NEWPORT ROAD, WOBURN SANDS**

The Planning Officer introduced the application with a presentation. The Panel heard that there was no update on the Panel report

Councillor Legg proposed that the Officer recommendation be agreed, this was seconded by Councillor McLean.

Councillor Bint expressed concern in respect of the tandem parking issues and commented that consideration be given to ensure the proposed area was adequately protected.

Councillor Legg moved that the recommendation should include an additional condition to incorporate appropriate parking this was seconded by Councillor Alexander:

Notwithstanding the approved plans, no part of the development hereby permitted shall be occupied until the parking spaces have been laid out and surfaced in accordance with a scheme which has first been submitted to and approved in writing by the Planning Authority. Thereafter the parking spaces shall only be used for the parking of vehicles in connection with the development the subject of this permission.

Reason: To ensure adequate on-plot parking provisions in accordance with the provisions of saved Policy T15 of the Milton Keynes Local Plan 2001-2011 and the Parking Standards, 2016, Supplementary Planning Document”.

On being put to the vote the proposal was carried unanimously, and it was;



RESOLVED –

That the application be granted subject to the conditions as detailed in the Panel report and the additional condition, to read:

Notwithstanding the approved plans, no part of the development hereby permitted shall be occupied until the parking spaces have been laid out and surfaced in accordance with a scheme which has first been submitted to and approved in writing by the Planning Authority. Thereafter the parking spaces shall only be used for the parking of vehicles in connection with the development the subject of this permission.

Reason: To ensure adequate on-plot parking provisions in accordance with the provisions of saved Policy T15 of the Milton Keynes Local Plan 2001-2011 and the Parking Standards, 2016, Supplementary Planning Document”.

THE CHAIR CLOSED THE MEETING AT 8:15 PM