

**MINUTES OF THE MEETING OF THE PLANNING AND ENVIRONMENT  
COMMITTEE HELD ON 2<sup>ND</sup> MARCH 2005**

**PRESENT**

Mrs. Holmes presided over Mrs. Harrison, Messrs. Mackin, Leith and Fisher.

**1. APOLOGIES**

Mr. Gray and Mr. Steeples.

**2. DECLARATIONS OF INTEREST**

None.

At this point Mrs. Holmes welcomed Mr. Batchelor and Mr. Shadbolt from Whitebarn Estates and Mr. Maund from Levitt's who arrived to give a presentation regarding their ideas for the Shefford Business Park. There was also sufficient time allotted for members to raise their questions and concerns. The Business Park representatives were thanked for their attendance after which they left. County Councillor Mr. Younger and District Councillor Mr. Chapman were also present.

**3. PLANS FOR CONSIDERATION**

05/00290/FULL

Conservatory to rear and front porch.  
18 Pinemead.

No objection.

05/00266/FULL

Conservatory to rear elevation.  
164 Clifton Road.

No objection.

05/00213/FULL

First floor side extension.  
4 Eisenhower Road.

No objection.

05/00174/FULL

Single storey side and rear extension.  
77 Amphill Road.

No objection.

05/00155/FULL

Extension to double garage.  
5 Hazel Close.

No objection.

05/00304/FULL

Erection of building to consist of one 1 no. bed ground floor flat and one 2 no. bed first floor flat with associated parking following demolition of existing garage.  
34a High Street.

No objection.

05/00068/LB

Retention of one externally illuminated and one non-illuminated fascia sign.  
46-48 High Street.

No objection : Comment to say disapproval expressed at lack of foresight in not contacting the Town Council.

05/00059/FULL

External alterations to building.  
Malt House Building, Ivel Road.

Objection. Insufficient data supplied. No revised plans received. The building work is not being carried out as per the last plan received. N.B. Planning Department at MBDC contacted to ask for more information regarding this application. Regrettably no reply received prior to Planning Committee meeting.

#### **4. DECISIONS**

Notice of Approval of Planning Permission

05/00019/FULL

Erection of 2.4 metres high security fence.  
Top Farm, Beadlow.

Notice of Approval of Planning Permission

04/02341/OUT

Erection of 3 two bed bungalows with garages, all matters reserved except siting and means of access.

Land to rear of Nos. 5, 7 and 9 Elm Road.

#### **5. FORMAL REPLY RE PUBLIC CONSULTATION OF MBDC "DRAFT STATEMENT OF COMMUNITY INVOLVEMENT"**

The Planning Committee of the Town Council has considered the above document and their comments will now be forwarded to the Local Plans Team at Mid Bedfordshire District Council.

#### **6. VOLUNTEERS REQUIRED RE ISSUING OF BUS PERMITS**

A grid is to be drawn up in order that volunteer Councillors can allocate a time of day on 20<sup>th</sup> April at which they will be available to assist in the issuing of bus permits.

#### **7. RESIDENTS COMMENTS ON THE SHEFFORD DRAFT TOWN PLAN**

It was stated that questions and comments have been received from residents regarding the recent draft Town Plan. There is to be a meeting of the Town Plan Committee on 11th March and members will look at all information received since the publication and reply accordingly.

**8. BEDFORDSHIRE COUNTY COUNCIL/OUTDOOR ACCESS IMPROVEMENT PLAN**

A document has been received from the County Council regarding the above. Mrs. Harrison informed members that she would study it and report back to the Committee accordingly.

**9. ANY OTHER BUSINESS**

An approach has been made from the town's P3 Group seeking the Committee's support in urging the County Council to carry out the necessary remedial work to the riverbank along footpath 3 which runs from the Southbridge Street entry point. The path has become very dangerous and unsafe due to erosion.

A report of mud and grit on the pathway adjacent to the Malt House development in Ivel Road which is causing a hazard to pedestrians. Grass verges are also being damaged. Complaints have also been received about contractor's and delivery vehicles parking in front of the Fire Station and on the pathway causing chaos and potentially dangerous situations to both pedestrians and vehicular traffic alike.

A letter is to be written to the Highways Department of the County Council regarding the appalling state of the roadway in Ivel Road. It is believed that the midweek crisis of a burst water main pipe and subsequent gas pipe fracture was entirely due to the improper installation of the sewer pipe along that road due to the fact that the in-fill of soil etc. was not correctly compacted after completion. It was noted that ever since the installation of the pipe-work, the road has been subject to numerous potholes and reports of occasional damage to vehicle suspensions. The County Council is to be requested to make a 'once and for all permanent repair' instead of constant 'patching'.

Mr. Mackin announced that the detailed traffic survey data of the four entry and exit roads of the town will soon be available.

The meeting closed at 9.40 p.m.

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