

**MINUTES OF THE MEETING OF THE PLANNING AND ENVIRONMENT  
COMMITTEE HELD ON 15<sup>TH</sup> FEBRUARY 2006**

**PRESENT**

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

**1. APOLOGIES**

Messrs. Gray and Leith.

**2. DECLARATIONS OF INTEREST**

Mrs. Harrison and Mr. Mackin – Planning Application Number BC/CC/2006/3

**3. PLANS FOR CONSIDERATION**

06/00197/FULL  
First floor side extension  
7 Montgomery Avenue

No objection.

BC/CC/2006/3  
Proposed extension to provide new classroom  
Shefford Lower School, Bloomfield Drive.

No objection.

06/00207/FULL  
Rear conservatory  
2 Arnhem Place

No objection

06/00083/FULL  
Erection of 3, 2 bed detached bungalows and garages  
Land to the Rear of 5, 7 and 9 Elm Road

Objection : danger and inconvenience to pedestrians, high levels of on-street parking, creation of further vehicular access on to Elm Road, limited footway.

06/000159/FULL  
Erection of 1 no. 4 beds detached dwelling with integral garage  
Land off Midland Gardens

Objection : Over development of site, overbearing impact, additional load on an already overloaded sewerage system, possible inappropriate access.

Erection of detached dwelling on Plot 1 (revised scheme to approved scheme 04/012349/FULL dated 11/03/05)  
Land to the Rear of 122 to 126 Ampthill Road

Objection : Over-development – Plot 1 has no garage and only one parking space for a 4 bedroom dwelling hence does not adhere to appropriate guidelines.

06/00183/FULL

Change of use and alterations to form 4 no. additional self-contained shop units to ground floor and 3 no. flats and 1 no. maisonette.  
2-4 High Street

The committee supported retail but not residential. Additional load on an already overloaded sewerage system.

06/00182/LB

Internal and external alterations to form 4 no. additional self contained shop units to ground floor and 3 no. flats and 1 no. maisonette above (including 4 no. roof-lights, replacement of window with door and alterations to shop fronts).

Linked to 06/00183/FULL therefore committee cannot comment.

#### **4. DECISIONS**

Notice of Refusal of Planning Permission  
05/01889/FULL

Erection of semi-detached bungalows  
Land to the Rear of 128 Clifton Road.

Notice of Approval of Planning Permission  
05/01971/FULL

Erection of 4 bed detached dwelling with single garage.  
Land to the Rear of 43 New Street

Notice of Approval of Planning Permission  
05/01971/FULL

Retention of single storey front extension to include pitched roof over porch  
8 Bury Road

Notice of Withdrawal of Planning Permission  
05/01314/FULL

Change of use and alterations to form 5 self contained shop units to ground floor and 5 no. flats above  
2-4 High Street

Notice of Refusal of Planning Permission  
05/01815/FULL

Demolition of existing bungalow and erection of 2 no. 3 bed houses and 1 no. 4 bed house.  
3 New Street

Notice of Listed Building Consent Not Required  
05/02009/LB

Internal alteration to create B1 office use from residential  
16 High Street

## **5. WATERSIDE, 9 IVEL CLOSE, SHEFFORD SG17 5JX**

Information has been received from the Building Control Department at the District Council that the above property has the addition/change of a postal number as shown.

## **6. WORKING ALONE**

A document has been received from the Health & Safety Executive regarding the above including ways of controlling the risks of solitary work. The committee is to take up Mr. Gray's offer to compile a Risk Assessment as he has considerable experience in this field.

## **7. APPROPRIATION AND DISPOSAL OF LAND BY LOCAL AND PARISH COUNCILS**

A Draft Lease and additional information has been received from Bedfordshire Playing Fields Association along with Legal Topic Note LTN 18 from NALC regarding the above. This information has been sought in order to enable the committee to understand their role and responsibilities to the community in leasing out any land owned by them to other bodies.

## **8. ANY OTHER BUSINESS**

Belisha beacon not working on Church side of High the Street at pedestrian crossing point.

No cowel over the green traffic light at junction of High Street and North Bridge Street.

Notification that the drain pipe is not attached to the guttering on the Old Brewery in Ivel Road.

Mrs. Harrison, as the Council's representative on the STMA committee, gave a verbal report on a meeting she had attended there.

Report of road subsidence outside 49 Bedford Road.

Remedial work required to a tree at the junction of Bedford Road and Riverside and report of a large hole requiring infill.

Path outside vehicular entrance to the Post Office requires attention.

Previous remedial work carried out in Osborn Crescent has eroded and now requires further attention.

The meeting closed at 8.10 p.m.

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