

MINUTES OF THE MEETING OF THE PLANNING AND ENVIRONMENT COMMITTEE HELD ON 7th MARCH 2007

PRESENT

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

1. APOLOGIES

Messrs. Mackin, Gray and Leith.

2. DECLARATIONS OF INTEREST

None.

3. DECISIONS

07/00313/TPO
Trim Willow tree.
18 Hitchin Road.

No objection.

07/00210/FULL
First floor side extension and conversion of garage to habitable form.
6 Eisenhower Road.

No objection.

4. DECISIONS

Notice of Refusal of Planning Permission
07/00003/FULL
Change of use from agricultural land to garden.
Clipper House, Deadmans Cross.
(Not within Shefford envelope).

Notice of Approval of Planning Permission
07/00001/FULL
Erection of 1 No. 4 bed detached dwelling with single detached garage (Revised scheme to that previously approved under re 06/01550/FULL dated 30.10.06).
Land To The Rear Of 43 New Street.

Notice of Approval of Details
06/00675/FULL
Proposed Development : Erection of 2 No. 3 bed detached houses with interim garages.
Details of Conditions Discharged : Condition number 7 (floor levels) attached to Planning Permission reference 06/00675?FULI dated 14/06/2006.
Land between 8 And 11 Palmer Close.

Notice of Approval of Planning Permission

06/02127/FULL

Upgrading of airwave equipment on existing orange mast, to include the increase in height of the 3 existing antennae by 1 metre. The installation of 2 no. additional 0.3 metre dishes and 2 no. cabinets and ancillary development.

Land At Wren Park Industrial Estate, Hitchin Road.

For Information only.

Routine tree pruning.

12 North Bridge Street.

Not Proceeded With

Storage barn for agricultural machinery.

Land Opposite Speeds Dairy Farm, Beadlow, Shefford.

Information from Mid Beds District Council that they have no objection to the following :

MBDC Application Number 07/00131/CC

County Council Application Number BC/CC/2007/4

Extension to form 3 additional classrooms, toilets and storage space.

Robert Bloomfield Middle School, Bloomfield Drive.

5. COUNTY COUNCIL'S RESPONSE RE NON-ILLUMINATION OF THE BEDFORD ROAD CROSSING

The committee is in receipt of a copies of several e:mails which passed between County Cllr. Younger and various representatives of the County Council's Highways Department regarding the fact that the pedestrian crossing in Bedford Road ceased to illuminate after the installation of the new moduposts. The various replies were discussed by the committee which is still incredulous that the County Council appeared to have no record of the crossing following a request from the clerk to restore the lighting with immediate effect. Thankfully a repair was carried out the next morning and it is hoped that the County Council has now updated its records.

6. INFORMATION REQUIRED BY PLANNING DEPT MBDC RE RETAIL FOODSTORE – OLD BRIDGE WAY

A Senior Planning Officer at the District Council has enquired as to whether or not the Town Council is anticipating any further enhancement schemes either by another authority or on their own behalf. A response is to be sent informing the Officer that at the present time the Town Council is awaiting S106 money. If and when the money should arrive, the Council would like to carry out further enhancements. There are already plans in existence for a retail food store in Old Bridge Way and the Town Council would like a store to be built preferably by the land owner and not a speculative developer particularly as the site has been an eyesore for many years.

7. NAME SUGGESTIONS FOR 'PLAYTRAIN' – ST MICHAEL'S PLAY AREA

The Town Council has ordered a 'Playtrain and Carriage' for the St. Michael's Play Area. The Mayor has spoken to the Headteacher of the Lower School to enquire if the pupils would like to suggest a name for the train by way of a competition. The suggestion was received with great enthusiasm by the Headteacher who said she would organize it accordingly.

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8. MANAGING FLOOD RISK – ENVIRONMENT AGENCY

The committee is in receipt of part of an Environment Agency document entitled *Managing Flood Risk-Great Ouse Catchment Flood Management Plan*. It was noted

that page 17 of the document outlined the areas at risk but there was no mention of Shefford. The EA is to be contacted to inform them of this fact and also to seek clarification as to their opinion of flood risk in the town.

9. PLANNING APPLICATION – NIRAH

In 2004 the Town Council wrote to NIRAH offering their support for the project. It is understood that NIRAH will be issuing their Planning Application to the appropriate authority at the end of this month. Bearing in mind that the original letter of support is now three years old, NIRAH has enquired as to whether or not the Town Council still supports them and if so could they now send a more up to date letter stating that fact. It was agreed to continue supporting NIRAH and the clerk has been tasked to write a letter to that effect.

10. HEALTH CENTRE

It has been previously reported that Shefford has been named as being in the top ten areas that could possibly have a new Health Centre. The committee discussed the matter at length and requested the clerk to write a letter urging the health authority to consider Shefford as the most deserving area. A member of the health centre staff in Mayfields is to be contacted to enquire as to their view of the situation.

11. ANY OTHER BUSINESS

Mr. Mackin is to write to the Portfolio Holder for Mid Beds Planning to inform him of the Town Council's concerns regarding the criteria on which they base their Planning Consents etc. e.g. in-fill housing and method of planning enforcement.

An e:mail has been received from a local resident offering to work with the youth of the town. The committee is to respond that they are very grateful for the offer but they will have to decline as they are not geared to operate youth schemes. The resident is to be directed towards the church youth groups as it is known that they are lacking volunteer supervisors. A suggestion of contacting the guide and scout movement was also made.

It was reported that a 'sink' has appeared in the north side of Ivel Road and the area in front of the Fire Station has become pitted.

The meeting closed at 8.35 p.m.
