

Central Bedfordshire
Council
Priory House
Monks Walk
Chicksands,
Shefford SG17 5TQ

**This meeting
will be filmed.***



**Central
Bedfordshire**

please ask for Helen Bell
direct line 0300 300 4040
date 16 June 2016

NOTICE OF MEETING

DEVELOPMENT MANAGEMENT COMMITTEE

Date & Time

Wednesday, 29 June 2016 10.00 a.m.

Venue at

Council Chamber, Priory House, Monks Walk, Shefford

Richard Carr
Chief Executive

To: The Chairman and Members of the DEVELOPMENT MANAGEMENT COMMITTEE:

Cllrs K C Matthews (Chairman), R D Berry (Vice-Chairman), M C Blair, Mrs S Clark, K M Collins, S Dixon, F Firth, E Ghent, C C Gomm, K Janes, T Nicols, I Shingler and J N Young

[Named Substitutes:

D Bowater, A D Brown, Mrs C F Chapman MBE, I Dalgarno, R W Johnstone, Ms C Maudlin, B J Spurr and T Swain]

All other Members of the Council - on request

MEMBERS OF THE PRESS AND PUBLIC ARE WELCOME TO ATTEND THIS MEETING

N.B. The running order of this agenda can change at the Chairman's discretion. Items may not, therefore, be considered in the order listed.

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AGENDA

Welcome

1. **Apologies for Absence**

Apologies for absence and notification of substitute members

2. **Chairman's Announcements**

If any

3. **Minutes**

To approve as a correct record, the Minutes of the meeting of the Development Management Committee held on 25 May 2016.

(previously circulated)

4. **Member's Interests**

To receive from Members any declarations of interest including membership of Parish/Town Council consulted upon during the application process and the way in which any Member has cast his/her vote.

REPORT

Item	Subject	Page Nos.
5	Planning Enforcement Cases Where Formal Action Has Been Taken	7 - 14

To consider the report of the Director of Regeneration and Business providing a monthly update of planning enforcement cases where action has been taken covering the North, South and Minerals and Waste.

Planning and Related Applications

To consider the planning applications contained in the following schedules:

**Planning & Related Applications - to consider
the planning applications contained in the
following schedules:**

Item	Subject	Page Nos.
6	<p>Planning Application No. CB/16/00860/REG3</p> <p>Address: Land at Dunton Lane, Biggleswade</p> <p>Regulation 3: New use of land as new traveller site incorporating 10 permanent pitches with studio buildings, 2 transit pitches with studio buildings, a site managers office and a sewage treatment plant.</p> <p>Applicant: Central Bedfordshire Council</p>	15 - 46
7	<p>Planning Application No. CB/16/01148/OUT</p> <p>Address: Land adjacent to St Marys (Stotfold) Lower School, Rook Tree Lane, Stotfold, Hitchin SG5 4DL</p> <p>Outline Application: residential development of up to 15 dwellings together with ancillary works (all matters reserved except means of access).</p> <p>Applicant: Landcrest Developments Ltd</p>	47 - 74
8	<p>Planning Application No. CB/16/01373/RM</p> <p>Address: Land off Bedford Road to the north of Gold Furlong, Marston Moretaine, Beds</p> <p>Reserved Matters: Permission is being sought for the Access, Appearance, Landscaping, Layout and Scale following Outline application CB/14/2084/OUT – Development of up to 50 dwellings (falling within use class C3) circa 1.23 hectares of employment related development for uses falling in use classes B1, D1 and D2; a local centre of circa 0.13 hectares to include a range of retail and commercial uses falling within use classes A1/A2/A3/A/A5, 0.3 hectares of school playing field land; associated infrastructure including the principle of access from Gold Furlong (the primary street serving the existing Marston Park development), and its approved access road spur; internal access roads, pedestrian footpaths</p>	75 - 88

and cycle routes including improvements to the pedestrian connection linking through to Stewartby Lake, car and cycle parking, utilities and drainage, landscape works and ground remodelling.

Applicant: BDW Trading Limited

9 **Planning Application No. CB/16/01455/OUT** 89 - 134

Address: Land East of Hitchin Road and South of the Former Pig Testing Unit, Hitchin Road, Fairfield

Outline Application: mixed-use development comprising flexible-use commercial unit (Use Class A1 (shop) A3 (café) D1 (surgery) B1 (offices); 180 dwellings; landscaping; open space; access; parking; and associated works (all matters reserved except access).

Applicant: Lochailort Fairfield Ltd

10 **Planning Application No. CB/16/01454/FULL** 135 - 162

Address: Land East of Hitchin Road & South of The Former Pig Testing Unit, Hitchin Road, Fairfield

Erection of 2-form entry Lower School and nursery with access, parking, all-weather pitch with changing facility, landscaping and associated works.

Applicant: Lochailort Fairfield Ltd

11 **Planning Application No. CB/16/01681/FULL** 163 - 182

Address: Land adjacent to Sunny Cottage, 2 Mill Lane, Houghton Conquest, Bedford MK45 3NF

Erection of 7 No. new dwellings.

Applicant: Goldvale Developments Ltd

12 **Planning Application No. CB/16/01768/FULL** 183 - 194

Address: Water Lane Farm, Biggleswade Road, Upper Caldecote, Biggleswade SG18 9BP

Conversion of farm offices to dwelling.

Applicant: Mrs Maudlin

