

**Item No. 8****SCHEDULE A**

**APPLICATION NUMBER** CB/10/00518/OUT  
**LOCATION** Land East Of Saxon Drive And North Of Stratton Park, Saxon Drive, Biggleswade  
**PROPOSAL** Outline Application: Health Centre, sports pitches, changing facilities with car parking (Revised)  
**PARISH** Biggleswade  
**WARD** Biggleswade  
**WARD COUNCILLORS** Cllrs Jones, Lawrence, Lawrence & Vickers  
**CASE OFFICER** Hannah Pattinson  
**DATE REGISTERED** 23 March 2010  
**EXPIRY DATE** 22 June 2010  
**APPLICANT** Biggleswade Town Council  
**AGENT** Levitt Partnership  
**REASON FOR COMMITTEE TO DETERMINE** Referred by Head of Development Management as CBC land

**RECOMMENDED DECISION** Outline Application - Refused

**Recommendation**

That Outline Planning Permission be Refused for the following reasons:

- 1 The proposed Health Centre , by virtue of its scale and location outside the defined Settlement Envelope where insufficient justification has been provided for the development, would have an unacceptable impact on the character and appearance of this rural area where restrictive planning policies apply; as such the proposal is contrary to PPS7, PPG13 and Policies DM3, DM4 & CS14 of the Core Strategy and Development Management Policies (2009).
- 2 The application contains insufficient information to show that the development would not result in a detrimental impact upon ecology & habitats and as such the proposal is contrary to the PPS9 and Policies CS18 and DM15 of Central Bedfordshire Council's Core Strategy and Development Management Policies (2009) .

[Notes:

1. In advance of consideration of the application the Committee were advised of consultation received as set out in the Late Sheet attached to these Minutes.
2. In advance of consideration of the application the Committee received representations made in accordance with the Public Participation Scheme.]