

Item No. 19

APPLICATION NUMBER	CB/12/00796/FULL
LOCATION	Budgens Stores Ltd, Market Square, Sandy, SG19 1JA
PROPOSAL	Proposed sub division of existing Budgens Store and new entrance doors and section of shopfront.
PARISH	Sandy
WARD	Sandy
WARD COUNCILLORS	Cllrs Aldis, Maudlin & Sheppard
CASE OFFICER	Mark Spragg
DATE REGISTERED	01 March 2012
EXPIRY DATE	26 April 2012
APPLICANT	Musgrave Retail Partners GB
AGENT	Lynwood Associates Ltd
REASON FOR COMMITTEE TO DETERMINE	Called in by Cllr Aldis on the grounds of: Public interest, concern at the reduction of food retail provision, impact on the streetscene.
RECOMMENDED DECISION	Full Application - Granted

Recommendation

That Planning Permission be granted subject to the following:

- 1 The development shall begin not later than three years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

- 2 The proposed new doors and window shall match as closely as possible those used in the existing building frontage, unless otherwise agreed in writing by the Local Planning Authority.

Reason: To ensure that the development is in keeping with the existing building.

Reasons for Granting

The proposed sub division of the existing store and alteration to the shop front would preserve the character of the Conservation Area and would not result in the net loss of shopping facilities within Sandy town centre. The proposal therefore complies with the National Planning Policy Framework and policies DM3, DM13, CS12 and CS15 of the Central Bedfordshire Council's Core Strategy and Development Management Policies Development Plan Document (2009).

Notes to Applicant