



# Oundle Town Council

Fletton House, Fletton Way, Oundle, Peterborough, PE8 4JA

Telephone: 01832 272055

Email: [admin@oundle.gov.uk](mailto:admin@oundle.gov.uk) Website: [www.oundle.gov.uk](http://www.oundle.gov.uk)

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## To: All members of Oundle Town Council Planning Committee

A meeting of the Town Council Planning Committee will be held on **Tuesday 7<sup>th</sup> May 2019** at **8pm** in The Oundle Suite, Fletton House, Fletton Way, Oundle.

The public shall be admitted to all meetings of the Council which may, however, temporarily exclude the public by means of resolution due to the confidential nature of the business to be transacted (*Standing Order 3d*).

### Representations from Interested Parties

Members of the public wishing to make representations relating to planning applications must notify the Council in writing or by e-mail at least 48 hours before the meeting is held. Two minutes will be made available after which time the speaker will be asked to stop. Normally members of the council will not ask any questions as it is expected that all points relevant to the case will have been stated. If a number of people wish to speak on the same application they will be asked to choose a spokesperson to represent them in each case (*Standing Order 3e and f*).

## AGENDA

- PC19.01**      **To receive and accept apologies for absence**
- PC19.02**      **Representation of Interested Parties**
- PC19.03**      **Declarations of Interests**  
To receive any declarations of interest from Members under Section 50 of the Local Government Act 2000 (*Standing Order 13*)  
(This requirement applies only in respect of matters, which are to be considered by the Council at this meeting).  
**19.03.01**      Disclosable Pecuniary Interests  
**19.03.02**      Other Interest
- PC19.04**      **Minutes of the previous meetings**  
**Proposition:** *'To approve and sign minutes of the Planning Committee meeting held on 2<sup>nd</sup> April 2019 as an accurate record' (Standing Order 12)*
- PC19.05**      **Planning Applications**  
**Please note:** Councillors are asked to review the Planning Applications before the meeting commences.

### PC19.05.01 Planning Applications

Item	Reference	Details
19.05.01.01	19/00333/FUL Amie Baxter Pexley Court, Oundle	Proposed erection of 3 new dwellings. <b>WITHDRAWN 30/4/19.</b>
19.05.01.02	19/00644/FUL Joe Davies 27 Victoria Road, PE8 4AY	Single storey front extension to principle elevation of house
19.05.01.03	19/00396/FUL & 19/00397/LBC Carolyn Tate The Angel Inn, 4 St Osyth's Lane, PE8 4BG	Change of use from public house to funeral directors with internal alterations.
19.05.01.04	19/00531/FUL Anne Dicks 16 East Road, PE8 4BX	Proposed alterations, loft extension, rear and side extension to existing three bedroom dwelling.
19.05.01.05	19/00370/FUL Anne Dicks 91 South Road, PE8 4BP	Demolition of existing dwelling and construction of a two storey dwelling and detached single storey outbuilding/garage including revised vehicular access.
19.05.01.06	19/00555/FUL Anne Dicks 10 Victoria Road, PE8 4AY	Removal of first floor side extension; erection of two storey rear extension.
19.05.01.07	19/00599/FUL Jacqui Colbourne Watersedge, Riverside Close, PE8 4DN	New Balcony extension to front elevation of existing dwelling.
19.05.01.08	19/00646/FUL Jacqui Colbourne 20 Lytham Park, PE8 4FB	Single storey rear extension to an existing dwelling.

### PC19.05.02 Planning Outcomes

Item	Reference	Outcome
19.05.02.01	19/00371/FUL Anne Dicks 15 St Peters Road, PE8 4PH Proposed detached dwelling to the side garden of existing dwelling house.	<b>Recommendation: Object for the following reasons:</b> <b>OTC feel the proposed building amounts to overdevelopment and would have an adverse impact on the street scene.</b> <b>OTC feel having allocated parking at the front of the property is not desirable and would also have an adverse impact on the street scene.</b> <b>Outcome: WITHDRAWN 15/4/19</b>
19.05.02.02	19/002368/FUL Jacqui Colbourne	

	<b>43 South Road, PE8 4BP</b> New greenhouse and shed to rear garden of dwelling.	<b>Recommendation: No objection subject to the views of the Conservation Officer.</b> <b>Outcome: GRANTED 5/4/19</b>
19.05.02.03	18/02133/FUL Gordon Smith <b>19 Cotterstock Road, PE8 5HA</b> Demolition of 7 bedroom dwelling and erection of care home with 36 bedrooms.	<b>Recommendation:</b> OTC would like to reiterate their objections from the last consultation. See below: <b>OUNDL TOWN COUNCIL OBJECTS TO THIS APPLICATION ON THE FOLLOWING GROUNDS;</b> <b>ALTHOUGH SUCH A FACILITY WOULD BE AN ASSET FOR THE TOWN IT IS FELT THAT THIS LOCATION IS UNSUITABLE FOR THE DEVELOPMENT PROPOSED.</b> <b>THE APPLICATION PROPOSES A SINGLE POINT OF ENTRY TO AND EGRESS FROM THE SITE. THIS IS NOT CONSIDERED TO BE ADEQUATE. WHEN PEMBROKE HOUSE WAS USED RESIDENTIALLY THERE WERE TWO POINTS OF ACCESS/EGRESS ENABLING VEHICLES TO DRIVE INTO, AND OUT OF THE SITE WITHOUT HAVING TO TURN AROUND AND IT IS CONSIDERED DESIRABLE THAT ANY FUTURE DEVELOPMENT ON THIS SITE RETAINS THIS ARRANGEMENT.</b> <b>WE ARE CONCERNED BY THE IMPACT ON THE HIGHWAY OF THE PROPOSED DEVELOPMENT GIVEN ITS LOCATION AND THE NUMBER OF VEHICULAR MOVEMENTS THAT THE PROPOSED CARE HOME WILL GENERATE. WE ARE CONCERNED AT THE IMPACT OF THIS DEVELOPMENT ON THE NEIGHBOURING SCHOOL AND THE SAFETY IMPLICATIONS FOR PARENTS AND PUPILS TRAVELLING TO AND FROM THE SCHOOL.</b> <b>WE DO NOT CONSIDER THAT THE AMOUNT OF ON SITE CAR PARKING IS SUFFICIENT FOR THE PROPOSED DEVELOPMENT AND WORRY THAT A SHORTAGE OF ON SITE PARKING OR DIFFICULTIES IN ACCESSING THE ON SITE PARKING MAY LEAD TO A DISPLACEMENT OF VEHICLES PARKING ON COTTERSTOCK ROAD AND NEARBY RESIDENTIAL STREETS. THIS WILL CAUSE POTENTIAL PROBLEMS BOTH FOR RESIDENTS AND THROUGH TRAFFIC AND AGGRAVATE THE DIFFICULTIES WHICH OCCUR CURRENTLY WHEN CHILDREN ARE BEING DELIVERED TO/COLLECTED FROM SCHOOL.</b> <b>WE ARE CONCERNED BY THE VISUAL IMPACT OF THE PROPOSED BUILDING ON THE RESIDENTIAL STREET SCENE AND ALSO BY THE LOSS OF TREES ASSOCIATED WITH THE PROPOSED REDEVELOPMENT OF THE SITE.</b> OTC feel the reduction from 41 bedrooms to 36 bedrooms fails to address all the other points of objection outlined in the above comments made on 5 <sup>th</sup> Dec 2018. <b>Outcome: REFUSED 15/4/19</b>

**PC19.05.03 Planning Appeals - None**

**PC19.06 To discuss request from Oundle Town Football Club to erect 3 signs within the grounds leased to them by Oundle School.**

**PC19.07 Any Other Relevant Matters for Report only**

**DEADLINE FOR SUBMISSION OF ITEMS FOR THE NEXT PLANNING COMMITTEE MEETING AGENDA (4<sup>th</sup> June 2019) is: **Thursday 30<sup>th</sup> May 2019 12 noon.****



**Lisa Allan  
Deputy Clerk & Estates Officer  
1<sup>st</sup> May 2019**