



Oundle Town Council

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To: All members of Oundle Town Council Planning Committee

An Extraordinary Full Council meeting will be held on **Tuesday 7th April 2020 at 7.30pm** via Zoom.

AGENDA

19.200 To receive and accept apologies for absence

**19.201 Representation of Interested Parties – David Wills regarding the proposed Pexley Court development. Defer to another meeting.
McCarthy & Stone – Old Abbott House? Defer to another meeting.**

19.202 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).

19.202.01 Disclosable Pecuniary Interests

19.202.02 Other Interest

19.203 Planning Applications

Please note: Councillors are asked to review the Planning Applications before the meeting commences.

19.203.01 Planning Applications

Item	Reference	Details
19.203.01.01	20/00263/FUL 15 St Peter's Road, PE8 4PH Peter Baish	Detached dwelling to the side garden of existing dwelling house and new access (resubmission of 19/00371/FUL) Our comments from PC Meeting on 2/4/19 were: Object for the following reasons: OTC feel the proposed building amounts to overdevelopment and would have an adverse impact on the street scene. 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.

19.203.01.02	19/00152/LBC The Old Town Hall, Market Place, PE8 4BA Ian Baish	Removable shelving attached to stud wall and donation pens on first floor stock room, small removable changing room on shop floor. Small kitchen area in stock room installed by a previous tenant-retrospective (work due for completion 17.01.2019).
19.203.01.03	Athena Way, Off 60A East Road, PE8 4BZ Suggested Street Name consultation Nicholas Wright	<p><i>Street naming legislation covering England and Wales is quite specific; this Council has formally adopted the procedures under section 17, 18, and 19 of the Public Health Act 1925. You are probably aware that this requires this Council to carry out consultation with a number of interested parties before the proposed name is formally adopted. At their meeting of the 25 January 1999 the Environment and Health Committee approved a policy and procedure setting out the roles and responsibilities of the interested parties.</i></p> <p><i>In accordance with this policy it is for the developer to propose a name for his development. As a consultee, you have the opportunity to consider the proposed name(s) to ensure that they are not offensive, misleading or likely to cause confusion, objections on any other grounds may not be sufficient to prevent the name(s) being formally adopted. Whilst we welcome constructive comments and suggestions, unfortunately consultees cannot object to a proposed name just because they do not like it, or because it does not have a local connection.</i></p> <p><i>To ensure that any street naming problems are resolved before potential residents move in, I would be grateful if you confirm whether, or not, you have any objections to the proposed names (on the grounds that they are offensive, misleading or likely to cause confusion). If I do not hear from you by 17/04/2020, I shall assume that you have no objections.</i></p>
19.203.01.04	20/00268/FUL 21 St Peter's Road, PE8 4PH Sandeep Bains	Single storey rear extension; addition of render to front and rear elevations and timber cladding to kitchen; alteration to access.
19.203.01.05	20/00369/TCA Scylla Cottage 9 Milton Road, PE8 4AB	Remedial work to a three-stemmed cherry tree in the rear garden of 9 Milton Road.
19.203.01.06	20/00027/FUL 16 St Peter's Road, PE8 4NS. Jennifer Wallis	Two storey side and rear extensions with balcony and a single storey garage extension. Amended plans with balcony removed. Our comments from the PC Meeting on 4/2/20 were: OBJECTION– the proposed works would result in a property that was out of keeping with the existing street scene in Saint Peters Road which comprises primarily a 1960s style of housing. The windows are out of keeping with all those used in properties in the vicinity of this property. The increase in height would also be out of keeping and it would not be acceptable

		for there to be any significant departure from the existing building line. Overall, the proposed works would have an adverse impact on the nearby properties. There would be an unacceptable impact on the nearest neighbouring properties in terms of overlooking and due to the loss of light able to reach them.
19.203.01.07	20/00305/FUL 31 Hillfield Road, PE8 4QR Susie Russell	Erect single storey rear extension.
19.203.01.08	20/00316/LBC 14 North Street, PE8 4AL Lloyd Mills	Replacement of window types A, B and C to timber double glazed windows; Replacement of door type A.
19.203.01.09	20/00350/FUL 23 Victoria Road, PE8 4AY Susie Russell	Single storey rear extension, single storey from extension including entrance canopy and internal alterations.
19.203.01.10	20/00359/FUL 18A Glapthorn Road, PE8 4JQ Susie Russell	Rear single storey kitchen extension and new front porch.
19.203.01.11	20/00391/FUL 10 Stoke Hill, PE8 4BH Lloyd Mills 20/00392/LBC	New windows and doors (rear); Doors opening (rear); Installation of external staircase; General associated works to Oundle Osteopaths and its integrated flat as per the Design and Access statement. New windows and doors (rear); Doors opening (rear); Removal of internal C20 staircase replaced with external staircase; Internal alterations and general associated works to Oundle Osteopaths and its integrated flat as per the Design and Access statement.
19.203.01.12	20/00388/FUL 5 Herons Wood, PE8 4HW Patrick Reid	Ground floor (part) and first floor gable extension.
19.203.01.13	20/00365/FUL 43 South Road, PE8 4BP Ellen Carr	Renovate collapsing Dairy Barn to make usable.

19.203.02 Planning Outcomes

Item	Reference	Outcome
19.203.02.01	19/01850/FUL Amended plans. 89 South Road, PE8 4BP Erection of 3 storey replacement dwelling.	Recommendation: No objection to amended plans. Outcome: GRANTED 02/03/20

19.203.02.02	20/00008/TPO The Gascoigne Building, 3 North Street, PE8 4AL	Recommendation: No objection. Outcome: GRANTED 28/02/20
19.203.02.03	20/00030/TPO 15 Mill Road, PE8 4BW T1 - remove Ginkgo due to proximity to building. Replanting with T2 - Plant 1 x Creteagus prunifloia 12/14, T3 - Plant 1 x Cornus mas 12/14.	Recommendation: OBJECTION – the tree is an important type of tree and every effort should be made to enable its retention and it should only be removed if the tree officer considers that it is necessary that it should be. If the tree is removed, then a like for like replacement should be provided if possible. Outcome: GRANTED 4/3/20
19.203.02.04	20/00002/FUL & 20/00003/LBC 53B West Street, PE8 4EJ Replace front door with like for like and repair frame. Paint black. Place free standing bike storage unit on frontage between front of house and railings. Replace wall lanterns with period appropriate when they can be sourced.	Recommendation: No objection subject to any contrary view of the conservation officer but the existing outside lanterns should only be removed if they can immediately be replaced with alternative lights of a type approved by the conservation officer. In relation to the free-standing bike storage unit any screening planting should not have any impact upon the railings. Outcome: GRANTED 9/3/20
19.203.02.05	19/01463/FUL 81 West Street Oundle Northamptonshire PE8 4EJ Subdivision of a single dwelling into two dwellings, associated modifications including adding rooflights, partial demolition of existing rear extension to create exterior courtyard, demolition of existing rear extension and replacement rear extension.	Recommendation: 81 West Street: OTC objects to this application. The proposed works would have an adverse effect upon the conservation area, the amount of on-site parking is inadequate and access to and egress from the properties onto West Street would create traffic/safety issues which are unacceptable. Outcome: GRANTED 24/3/20
19.203.02.06	20/00109/LBC 14 North Street, PE8 4AL	Recommendation: No objection subject to any contrary view of the conservation officer in particular in relation to the proposed removal of multiple walls. Outcome: GRANTED 19/03/20
19.203.02.07	19/01558/FUL 38 West Street, PE8 4EF	Recommendation: No objection. Outcome: GRANTED 31/03/20

	Conversion, alteration and extension of buildings to form 5 dwellings.	
19.203.02.08	20/00177/LBC 28 North Street, PE8 4AL Creation of opening in garden wall back wall of mid-C20 shed and install timber gate.	Recommendation: No objection subject to any contrary view of the conservation officer. This appears to be a retrospective application and Oundle Town Council draws the attention of the planning authority to the council's concern that works have been undertaken without the required consent having been obtained. The council reminds the Applicant that it is their responsibility to understand when an application is required and to make that application at the correct time and not to commence any works until any required application has been granted. Outcome: GRANTED 31/03/20
19.203.02.09	20/00044/TPO Old School Ave, PE8 4BF Richard Jones Proposed works to trees on private road: 1. Reduce height of Horse Chestnut T14 by 5 metres such that the overhang into the adjacent garden is removed; 2. Reduce height of Sycamore T53 by 5 metres and remove laterals overhanging house in Ashton Road; 3. The half dead Scots Pine T44 is beyond saving and needs to be removed; and, 4. All trees in the avenue to be inspected for dead wood, which will be removed to reduce risk of falling branches in a storm.	Recommendation: No objection to the tree husbandry required for T14 and T53 and to the removal of dead wood. So far as T44 is concerned the council would not object to its removal if the ENC tree officer considers that it is necessary. Outcome: GRANTED 02/04/20

19.203.03 Planning Appeals - None

19.204. Any Other Relevant Matters for Report Only

**Clr Tony Robinson
Mayor of Oundle Town Council
2nd April 2020**