



Oundle Town Council

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

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Minutes of the Planning Committee Meeting held on Tuesday 5th December 2017 at 8pm in The Oundle suite, Fletton House, Fletton Way, Oundle.

Present: Cllr David Chapple, Cllr Roy Sparkes, Cllr Sue Oakes, Cllr Clive Humphreys, Cllr Neville Oakes, Cllr Malcolm Glen, Cllr Val Chesser

Minutes: Lisa Allan

PC17.49 To receive and accept apologies for absence – Apologies received from:
Cllr David Fuller – Work Commitments - Accepted

PC17.50 **Representation of Interested Parties**
Mr Martin Hipwell Objector to – Item number 17.53.06 – 17/02370/FUL –
5 Cotterstock Road and also representing other objectors Mr Batty, Mr & Mrs Round
and Mr & Mrs Baker.
Mr Mark Bennis – speaking on behalf of the applicant of the above planning app.

PC17.51 **Declarations of Interests**
To receive any declarations of interest from Members and Officers under Section 50
of the Local Government Act 2000 (*Standing Order 35 and 36*)
(This requirement applies only in respect of matters, which are to be considered by
the Council at this meeting.)
17.51.01. Disclosable Pecuniary Interests - None
17.51.02. Other Interest – Cllr Chapple – Item 17.53.09 – Mother in law resides
at the Riverside Maltings complex which includes Trent House
All Councillors – Item 17.53.05 – Building owned by OTC
Cllr Chapple, Cllr Chesser, Cllr Neville Oakes & Cllr Sue Oakes
Item 17.53.06 – June Round (Objector to planning app
17/02370/FUL) is personally know by the councillors as a former
Councillor and Mayor.

PC17.52 **Minutes of the previous meeting**
Proposition: 'To approve and sign minutes of the Planning Committee Meeting held
on 7th November 2017 as an accurate record' (Standing Order 10c)

Proposed: Cllr Neville Oakes **Seconded:** Cllr Val Chesser – Unanimous

PC17.53 **Planning Applications**
Please note: Councillors are asked to review the Planning Applications before the
meeting commences.

PC17.53 Planning Applications

Item	Reference	Details
17.53.01	17/02322/TCA	<p>33 West Street, PE8 4EJ T1 & T2 - lime - repollard T3 - Magnolia grandiflora - reduce by 2m T4 - Prunus autumnalis - reduce by 1m No objection subject to the views of the Tree Officer</p>
17.53.02	17/02329/TCA	<p>8 Duck Lane, PE8 4DY T1 – Box – transplant to site T33 No objection subject to the views of the Tree Officer</p>
17.53.03	17/02342/TPO	<p>2 Old School Ave, PE8 4BF T2- Sycamore - Fell T3 - pine - Fell The tree works are proposed to stop the influence of the tree(s) on the soil below building foundation level and provide long term stability. Estimated costs of repair to the building are ?24k if the influence of the tree(s) remain and ?3.1k if the proposed tree works are allowed to proceed. Granting permission will limit these costs. In the event of a refusal we, or our clients, will seek to secure compensation for the additional costs incurred through Section 202(e). Should the tree/s remain the total cost of repairs will be the Superstructural repairs + Alternative method of repairs = ?27.1k It is the expert opinion of both the case engineer and arboriculturalist that on the balance of probabilities the supporting information demonstrates the influence of the tree(s). Note: Further monitoring results may be submitted if these become available during the course of this application. OTC are very concerned about the removal of any trees and would be interested in the views of the Tree Officer to see if it is actually necessary to remove these trees</p>
17.53.04	17/02406/TPO	<p>2 Old School Avenue, PE8 4BF Sycamore T1 - fell at the same time as the Sycamore and Pine covered by Planning Application 17/02342/TPO. This tree is younger than the two trees destroying my</p>

		<p>neighbour's house foundations, but is equidistant and it is therefore only a matter of time before this tree is causing identical problems. Given the extremely difficult logistics of removing the two trees covered by 17/02342/TPO safely from my garden now that the houses and walls/fences are all built, my tree surgeon is recommending we fell all 3, and then make good, and get on with our lives</p> <p>OTC are very concerned about the removal of any trees and would be interested in the views of the Tree Officer to see if it is actually necessary to remove these trees</p>
17.53.05	17/02195/FUL	<p>Unit 2 Mill Road, PE8 4BW Change of use from storage unit to a barbers shop (no external alterations)</p> <p>No comment</p>
17.53.06	17/02370/FUL	<p>5 Cotterstock Road, PE8 4PN Proposed new 2 bedroom dwelling land adjacent to 5 Cotterstock Road – See objections</p> <p>OTC object to the application on the grounds that the building proposed amounted to the overdevelopment of the site and that the construction of the proposed dwelling would adversely affect the street scene</p>
17.53.07	17/02449/FUL	<p>10 Herne Road, PE8 4BS Proposed single storey rear extension, two storey side extension, extension to loft, open porch canopy and alterations to access</p> <p>No objection</p>
17.53.08	17/02388/FUL & 17/02389/LBC	<p>6 - 7 Mill Road, PE8 4BW Retrospective development to rear grounds of Grade II Listed Building. Replacement timber shed. Erection of timber and pantile Gazebo roof over existing stone garden walls</p> <p>Subject to any contrary view by the conservation officer there is no objection, OTC notes that the application is for retrospective consent and is concerned and disappointed that any works should have been undertaken prior to the grant of permission for the same</p>
17.53.09	17/02493/CND	<p>Trent House Riverside Maltings Oundle Northamptonshire - Discharge of a condition pursuant to 17/01333/LBC: Replacement of Collyweston Roof Finishes to entire roof of Trent House, including new underlay and battens and</p>

		ventilation as well as improved insulation to loft voids Condition 2 - schedule of works No objection
17.53.10	17/02290/CND	<p>Sports Hall Milton Road Oundle Northamptonshire PE8 4AB - Discharge of conditions: 5 - Construction management plan 8 - Boundary Treatment 9 - Access, parking, footways and road layout as well as off-site works and construction 10 - Milton Road access detail 18 - External lighting Application 14/00875/OUT: Outline: Demolition of existing swimming pool and existing dwellings and the erection of a new sports centre with associated parking, tennis courts, relocation of running track, re-surfacing of existing sports courts and associated works (all matters reserved) dated 18.02.2016</p> <p>OTC note these comments and would like ENC to bear in mind all other previous OTC comments regarding the impact the external lighting may have on neighbours</p>
17.53.11	17/02292/CND	<p>Sports Hall Milton Road Oundle Northamptonshire PE8 4AB - Discharge of conditions: 2 - Security 3 - External Materials 4 - Floor Levels 6 - Phasing Plan 9 - Signage for the proposed one-way system Application 17/01338/VAR : Variation of condition 12 of application 16/02185/REM to permit a minor material amendment to the approved scheme through moving the footprint of the sports hall and swimming pool by 4m to the south, increasing the building height by 500mm, introducing of a stone spine feature wall adjacent to the main entrance into the building, extending the rear balcony to the north elevation and associated landscape alterations pursuant to outline application 14/00875/OUT for the demolition of existing swimming pool building and the erection of a new sports centre and other associated infrastructure works dated 14.09.2017.</p> <p>OTC note these comments and would like ENC to bear in mind all other previous OTC comments regarding the impact the external lighting may have on neighbours</p>



PC17.54 Time limits for responding to Planning Applications

Discuss extending time limits for responding to planning applications

Cllr Chapple and Cllr Oakes gave a brief explanation of the kind of problems encountered with incoming planning applications and deadlines for OTC feedback. These deadlines often do not match up with OTC's schedule of planning meetings thus necessitating constant requests for extensions on feedback dates.

Cllr Oakes also highlighted the fact that the information on the ENC website is not always up to date thus making it difficult to give an accurate list of Planning Apps along with background information & any objections which are to be discussed at OTC planning meetings.

Cllr Chapple put it to the council that it may be beneficial to invite someone from the ENC planning department over to discuss these two issues and it was agreed.

Action: Invite Paul Bland to PCM 6th Feb 2018

PC17.55 Any Other Relevant Matters for Report - None

Meeting ended at 9.04pm

DEADLINE FOR SUBMISSION OF ITEMS FOR THE NEXT PLANNING COMMITTEE MEETING AGENDA (2nd January 2018) is: Friday 22nd December 12 noon

ZAC
2/1/18