



# Oundle Town Council

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

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## Minutes of the Planning Committee Meeting held on Tuesday 6<sup>th</sup> March 2018 at 8pm in The Oundle suite, Fletton House, Fletton Way, Oundle.

**Present:** Cllr David Chapple, Cllr Roy Sparkes, Cllr Sue Oakes, Cllr Dave Fuller, Cllr Neville Oakes

**Absent:** Cllrs Humphreys, Glen and Chesser

**Minutes:** Lisa Allan

**PC17.72** To receive and accept apologies for absence – Apologies received from:  
The apologies from Cllr Humphreys, Glen and Chesser were accepted.

**PC17.73** **Representation of Interested Parties**  
Paul Bland could not make the meeting due to family circumstances and sent his apologies.  
Mr Patrick Boyle – Item no's 17.76.02&03 - 18/00092/FUL & 18/00093/FUL  
Abbott House  
Mr D Smith – Item no PC17.77 - 17/02489/FUL – 81 West Street, PE8 4EJ

**PC17.74** **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.)  
**17.74.01.** Disclosable Pecuniary Interests - None  
**17.74.02.** Other Interest – None

**PC17.75** **Minutes of the previous meeting**  
**Proposition:** 'To approve and sign minutes of the Planning Committee Meeting held on 6<sup>th</sup> February 2018 as an accurate record' (Standing Order 10c)

**Proposed:** Cllr S Oakes      **Seconded:** Cllr R Sparkes – Unanimous

**PC17.76** **Planning Applications**  
**Please note:** Councillors are asked to review the Planning Applications before the meeting commences.

**PC17.76.01 Planning Applications**

Item	Reference	Details
17.76.01.01	18/00279/FUL	<b>39 Gordon Road, PE8 4LD</b> Demolish existing linked outbuilding (kitchen) and conservatory. Construct single storey extension to side and rear. <b>No objection.</b>
17.76.01.02	18/00092/FUL	<b>Abbott House New Residential Care Home, Glapthorn Road, PE8 4JA</b> Erection of 8 no. two bedrooms extra-care apartments, in grounds of the existing residential care home <b>Object on the following grounds:</b> <b>1. The height and overall size of the proposed building is unsuitable for the location and is out of keeping with any other structure in the town.</b> <b>2. The building would have an adverse impact on a number of important historic buildings in the immediate vicinity.</b> <b>3. There would not be adequate parking on site which would result in cars being displaced to Glapthorn Road.</b> <b>4. Finally, there would be potential overlooking issues for surrounding residents and the Oundle Pre-school who occupy Fletton House and whose playground/outside space would be completely overlooked by the proposed building.</b>
17.76.01.03	18/00093/FUL	<b>Abbott House New Residential Care Home, Glapthorn Road, PE8 4JA</b> Single storey extension to existing no.40 bed care home to create no.20 additional bedrooms and associated ancillary spaces <b>Object on the following grounds: As per points 2 &amp; 3 above.</b>
17.76.01.04	18/00229/FUL	<b>Cobthorne Stables.,16 West Street, PE8 4EF</b> Dropped curb to regularise vehicle access <b>No objection.</b>
17.76.01.05	18/00351/FUL	<b>24B East Road, PE8 4BX</b> Proposed construction of 2 dwellings with attached garages and associated access/landscaping <b>No objection.</b>
17.76.01.06	18/00352/FUL	<b>42 Bellamy Road, PE8 4NF</b>

*ZAG*

		Single storey extension to side and rear of property and alteration to driveway  OTC endorse the comments of highways as valid comments.
17.76.01.07	18/00353/FUL	22 Benefield Road, PE8 4ET Loft conversion with new rear gable, alterations to road access, windows, materials and enlarged external deck area  No objection.

**PC17.76.02 Planning Outcomes**

Item	Reference	Outcome
17.76.02.01		<b>Recommendation:</b> <b>Outcome:</b>

**PC17.76.03 Planning Appeals**

**PC17.77 Planning Application 17/02489/FUL – 81 West Street, PE8 4EJ – To fit seven conservation style roof windows to front elevation of pitched roof**  
Discussed at PCM on 6<sup>th</sup> February 2018 Comments from OTC as follows:  
Following a discussion it was agreed that the Council object due to the impact on the building in a conservation area.  
Please see applicant's email regarding our observations.

The applicant attended the meeting and expressed his concern that other very similar planning apps had been considered with a 'no objection' comment being recorded by OTC. The applicant put forward his reasons for wanting OTC to review and amend their comments.

After discussing the matter further the committee decided that they should look at the original decision again to decide whether to revise their comments or not. The mayor then made the proposition for an in camera discussion.

*Please note that in view of the special and/or confidential nature of the business about to be transacted it is advisable in the public interest that the public be temporarily excluded and they are instructed to withdraw (Standing Order 3c).*

**Proposed:** Cllr Sparkes      **Seconded:** Cllr Chapple      **Resolved:** All in favour

The public were asked to leave the meeting.

The meeting closed at 9.17pm

The meeting opened at 9.34pm

Having discussed the planning application and the subsequent comments, it was decided that the original decision should stand, OTCPC did not want to amend or make further comments to ENC regarding this planning application.

**PC17.78 Any Other Relevant Matters for Report only - None**

**DEADLINE FOR SUBMISSION OF ITEMS FOR THE NEXT PLANNING COMMITTEE MEETING AGENDA (3<sup>rd</sup> April 2018) is: Monday 26<sup>th</sup> March 12 noon (early due to Good Friday & Easter Monday Bank holiday)**

**Meeting ended at 9.45pm**

*Z. H. /c 3/4/18*