



# Oundle Town Council

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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 5<sup>th</sup> October 2021** at **7.30pm** in **The Oundle Suite, Fletton House, Glaphorn Road, 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**

**PC21.38 To receive and accept apologies for absence.**

**PC21.39 Representation of Interested Parties**

A period of no longer than 2 minutes will be allocated for members of the public to address the meeting about items on this agenda **at the Chairman's discretion.** (*Standing Order 3f*).

**Tony Robinson, Nadine Edwards & Martin Bates - Item number 21.42.01.01&02**  
Land between St Christopher's Drive and A605 Oundle Bypass. \*

**PC21.40 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).

**21.40.01 Disclosable Pecuniary Interests**

**21.40.02 Other Interest**

**PC21.41 Minutes of the previous meetings. \***

**Proposition: 'To approve and sign minutes of the Planning Committee meeting held on 7<sup>th</sup> September 2021 as an accurate record' (*Standing Order 12*)**

**PC21.42 Planning Applications.**

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

**PC21.42.01 Planning Applications:**

Item	Reference	Details
21.42.01.01	<b>NE/21/01309/REM</b> <b>Land between St Christopher's Drive and A605 Oundle Bypass</b> <b>Patrick Reid</b>	Reserved Matters approval of Appearance, Landscaping, Layout and Scale pursuant to application number 19/01355/OUT - Outline planning permission for the erection of 65 dwellings and an extra-care facility of up to 65 units.
	<b>NE/21/01330/REM</b>	Reserved Matters: design, parking and landscaping for the Extra Care facility comprising of 65no apartments, communal and support facilities pursuant to 19/01355/OUT - Outline planning application for the erection of up to 65 dwellings and an extra care facility of up to 65 units on land at St Christopher's Drive, Oundle, (All matters reserved except access).
21.42.01.02	<b>NE/21/01326/TPO</b> <b>Chapel Hill House, South Road, PE8 4BU</b> <b>Brian Ogden</b>	T1 - Copper beech - crown lift to 6m and prune to give 2m clearance to garage. Reason: to increase light levels to the garden and prevent damage to the building. T2 - Indian Chestnut- fell to ground level due to recent limb failure caused by Ganoderma. Reason: This fungus, fruiting at 2m on the south side of the trunk, has rendering the tree unsuitable for retention. Replanting with a 12/14 Liquidamber styraciflua in the same place.
21.42.01.03	<b>NE/21/01262/FUL</b> <b>The Stables, The Old Music School, 49 West Street, PE8 4EJ</b> <b>Susie Russell</b>	Double storey rear extension.
21.42.01.04	<b>NE/21/01373/VAR</b> <b>50 Glapthorn Road, PE8 4PP</b> <b>Jacqui Colbourne</b>	Variation of condition 3 to allow for amendments to external appearance pursuant to 20/01428/FUL - Demolition of existing garage; three Storey (Ground floor, first floor and attic) side extension and remodeling of existing conservatory to become a garden room.
21.42.01.05	<b>NE/21/01350/FUL</b> <b>58 Springfield Road, PE8 4LT</b> <b>Jennifer Wallis</b>	Single storey rear extension, ramping and associated external works for disabled user.
21.42.01.06	<b>NE/21/01353/FUL</b> <b>Oundle Rugby Football Club, Occupation Road, PE8 4RU</b> <b>Patrick Reid</b>	The positioning of three containers to provide additional changing and catering facilities.

21.42.01.07	<b>NE/21/01425/FUL</b> <b>8 Walcot Close, PE8 4QU</b> <b>Jacqui Colbourne</b>	First floor extension over existing garage.
21.42.01.08	<b>NE/21/01424/FUL</b> <b>Coach House, 28 Herne Road, PE8 4BS</b> <b>Ian Baish</b>	Erection of single garage in 'Block and Render', with tiled roof and new off-street parking area (revised resubmission to NE/21/01025/FUL).
21.42.01.09	<b>OP0038 TL0389</b> <b>Cotterstock Road.</b> <b>Pete Baish</b>	Discharge of conditions pursuant to 19/01327/OUT: Erection of up to 130 dwellings with public open space, landscaping, sustainable drainage (SuDS) and vehicular access points from Cotterstock Road and St. Peters Road (all matters reserved expect for site access). Condition 24 - Shared cycle paths and crossing Condition 26 - Right hand turn ghost island   OP0038 TL0389 Cotterstock Road Oundle Northamptonshire. <b>Not consulted - for information only.</b>

**PC21.42.02 Planning Outcomes:**

Item	Reference	Outcome
21.42.02.01	<b>NE/21/01060/TCA</b> <b>Common Room, Oundle School, Milton Road, PE8 4AB</b> T1 goat willow - crown lift/reduce to the south to provide 1.5m clearance in full leaf of the neighbouring property.	<b>Recommendation:</b> On the basis that this seems to amount to necessary tree husbandry we have no objection subject to any contrary view of the tree officer. <b>Outcome:</b> GRANTED 22/09/2021
21.42.02.02	<b>NE/21/01193/FUL</b> <b>2 Hillfield Road, PE8 4QL</b> Single storey rear extension to dwelling to provide new dining and living room.	<b>Recommendation:</b> No objection. <b>Outcome:</b> GRANTED 22/09/2021
21.42.02.03	<b>NE/21/01100/FUL</b> <b>44 Rock Road, PE8 4LL</b> Two storey rear extension, demolition of existing garage, alterations to fenestration and replacement windows. Re-submission of NE/21/00593/FUL.	<b>Recommendation:</b> Our comment at May PCM: No objection. The council welcomes the Applicant's creation of on-site parking space when there is no current provision for this. <b>The applicant's original application was refused (although we had no objection to it) on the basis that the proposed two storey rear extension would have a significant adverse impact upon a neighbouring property by virtue of overlooking, By following the suggestions of council planning officers to make appropriate internal alterations which enable the use of obscured glass for the relevant windows in the first floor of the extension it appears that the overlooking</b>

		<p>issue would be resolved and on this basis we do not object. The council welcomes the Applicant's creation of on-site parking when there is no current provision for this.</p> <p><b>Outcome: GRANTED 3/9/2021</b></p>
21.42.02.04	<p><b>NE/21/00734/LBC</b>  <b>The Coffee Tavern, 34 Market Place, PE8 4BE</b>  Repaint the front exterior woodwork surrounding the windows including the door. Change the colour from dark red to a duck egg blue. Replace the white painted 'The Coffee Tavern' lettering with 'The Coffee Tavern' brushed steel letters (matt finish). Replacement of existing advertising board on right-hand side with poster board.</p>	<p><b>Recommendation:</b> OTC has no objections to the colour change to the exterior woodwork or the colour of the lettering but OTC does object to the backlighting of the sign. As the business does not open at night there is no need for it to be illuminated.</p> <p><b>Outcome: GRANTED 13/9/2021</b></p>
21.42.02.05	<p><b>NE/21/01025/FUL</b>  <b>Coach House, 28 Herne Road, PE8 4BS</b>  Erection of single garage in 'Block and Render', with tiled roof on land adjacent to dwelling and owned by the applicant.</p>	<p><b>Recommendation:</b> No objection.</p> <p><b>Outcome: REFUSED 7/09/2021</b></p>

**PC21.42.03 Planning Appeals – None.**

**PC21.43 Any Other Relevant Matters for Report Only.**



**Lisa Allan**  
**Deputy Clerk & Estates Officer**  
**30<sup>th</sup> September 2021**

**\* Documents attached**

**DEADLINE FOR SUBMISSION OF ITEMS FOR THE NEXT PLANNING COMMITTEE MEETING AGENDA (2<sup>nd</sup> November 2021) is: Thursday 28th October 2021 - 12 noon.**