

WARBOYS PARISH COUNCIL

Minutes of a meeting of the **Planning Committee** held on 14th December 2020 at the Parish Centre, Warboys.

PRESENT

Councillor D W England, Vice Chairman, in the Chair

Councillors Mrs C Evans, R J Dykstra, Ms L A Gifford, S J Green, Mrs M H Harlock, J A Parker, P S Potts, Mrs S C Wilcox and Dr S C Withams,

APOLOGIES

Apologies for absence were received from Councillors Mrs J M Cole, Mrs J Tavener, G C M Willis and Mrs A R Wyatt, County Councillor T V Rogers and District Councillor G J Bull.

33/20 MINUTES

Upon being moved by Councillor Green and seconded by Councillor Ms Gifford, the Minutes of the meeting of the Committee held on 9th November 2020 were approved as a correct record.

34/20 MEMBERS' INTERESTS

Councillor England declared a non-statutory disclosable interest in Minute Nos. 37/20(a) and (b) entitled 'Applications' as he was an acquaintance of the applicants in both cases.

35/20 MATTERS ARISING

The Committee considered the following matter arising from the Minutes of its meeting held on 9th November 2020:-

Planning Application 20/01442/FUL

Further to Minute No. 31/20(b)(i), the Clerk reported the receipt of an invitation from the District Council to comment further on planning application 20/01442/FUL for a new dwelling to replace the existing house at Turf Fen Farmhouse, First Turf Fen Drove. Various plans had been omitted from the District Council's website when the invitation to comment had been considered at the Committee's previous meeting but subsequently had been added. Having considered the additional plans, the Committee

RESOLVED

that the previous recommendation for the approval of the application be affirmed.

36/20 DISTRICT COUNCIL DEVELOPMENT MANAGEMENT COMMITTEE

The Committee was informed that a recommendation for the refusal of planning application 19/02517/FUL for 20 parking spaces in the churchyard to the south of the Parish Church would be considered at the meeting of the District Council's Development Management Committee to be held that evening. The meeting had been brought forward by one week from its normal date in the month and therefore had clashed with the Planning Committee meeting.

As the Parish Council had recommended approval of the applications, Councillor Willis was attending the Development Management Committee meeting to speak on behalf of the recommendation.

RESOLVED

that Councillor Willis's attendance at the Committee meeting to represent the Parish Council be endorsed.

37/20 APPLICATIONS

The Committee considered the following applications for planning permission, arising from which it was

RESOLVED

that the following observations be submitted to the District and County Councils:-

As he had declared a non-statutory disclosable interest in the applications dealt with under (a) and (b) below, Councillor England left his computer screen and took no part in the consideration and voting thereon.

Councillor Dr Withams in the Chair.

- (a) **20/01306/FUL Hazeldene, Puddock Road – Demolition of existing agricultural building and erection of replacement agricultural storage building**

that the District Council be recommended to approve the application on the grounds that it did not conflict with the policies contained in the Development Plan.

(The Committee was addressed by the applicant in respect of the application.)

- (b) **20/02387/HHFUL 84 High Street – Proposed 1½ storey rear extension and internal alterations**

that the District Council be recommended to approve the application on the grounds that it did not conflict with the policies contained in the Development Plan.

(The Committee was addressed by the applicant in respect of the application.)

Councillor England, Vice Chairman, in the Chair.

- (c) **CCC/20/086/DCON Warboys Landfill Site, Puddock Hill – Application to discharge condition 16 of planning permission H/5007/14/CW to permit the external storage of inert and non-hazardous waste arising from the operation of the Materials Recycling Facility**

that the County Council be informed that there is no objection to the application.

38/20 DETERMINATIONS

The Committee noted that, in the past month, the following applications had been determined by the District Council:-

Approved

- (a) 20/01862/S73 18 Mill Green – Variation of condition 2 (plans) for 19/02589/FUL to alter the footprint of the dwelling

Refused

- (b) 20/00323/FUL Lower End Farm, Puddock Road – Change of use of 0.33 ha. of agricultural land, currently being used as grazing land to storage of shipping containers for renting out to local businesses/homeowners.
- (c) 20/01300/HHFUL 34 Mahaddie Way – Wooden children’s climbing frame with slide and swings to rear garden.

39/20 FENSIDE CARAVAN PARK, PUDDOCK HILL

Further to Minute No. 78/19, a report (copies of which had been circulated to all Members) was submitted by the Clerk on the outcome of a legal challenge by the owner of Fenside Caravan Park, Puddock Hill.

The Clerk reported that, earlier in the year, the Planning Inspectorate had dismissed an appeal by the owner of the site against the non-determination by the District Council of application 18/02721/CLPD for the lawful development of the site as a touring caravan site without conditions. The owner had applied for judicial review of the Planning Inspectorate’s decision but the High Court had found in favour of the Inspectorate and rejected the application. The owner then had sought leave to appeal to the Court of Appeal but this also had been refused. Costs had been awarded against the owner.

Members were informed that this meant that, with the exception of the site manager’s caravan, the planning permission for the site continued to permit only a maximum of 16 caravans on site for no more than 14 days in any calendar month between 1st March and 31st October in any year. Members were aware that the site had operated in breach of that condition for some time with the District Council deciding not to take enforcement action when caravans had been occupied by A14 workers. That scheme had been completed earlier in the year but caravans appeared to be still occupied in breach of the planning permission conditions.

The Clerk reported that he had drawn the matter to the attention of the District Council and had asked if enforcement action would be taken. A reply was awaited.

40/20 CAMBRIDGESHIRE AND PETERBOROUGH MINERALS AND WASTE LOCAL PLAN

The Clerk reported that the Cambridgeshire and Peterborough Minerals and Waste Local Plan had been modified as a result of issues raised by the inspector at the examination in public of the Plan. Members were involved that there were no site specific proposals for Warboys in the Plan and that the modifications would not affect the Parish.

There being no further business, the meeting was declared closed.

Chairman.