

HOUGHTON REGIS TOWN COUNCIL

Planning Committee

Minutes of the meeting held on

31st January 2022 at 7.00pm

Present: Councillors: D Jones Chairman
Y Farrell
M S Kennedy
R Morgan
J Carroll Virtual Attendance

Officers: Clare Evans Town Clerk
Louise Senior Head of Democratic Services

Public: 0

Apologies: Councillors: C Slough

Also present: Cllr: E Cooper

11913 APOLOGIES AND SUBSTITUTIONS

None.

11914 QUESTIONS FROM THE PUBLIC

None.

11915 SPECIFIC DECLARATIONS OF INTEREST

None.

11916 MINUTES

To approve the Minutes of the meeting held on the 10th January 2022.

Resolved To approve the Minutes of the meeting held on 10th January 2022 and for these to be signed by the Chairman.

11917 PLANNING MATTERS

(a) The following planning applications were considered:

CB/21/05613/FULL Single storey rear extension, and single storey front extension.
3 Evans Close, Houghton Regis, Dunstable, LU5 5TF
For: Ms K Powell

Comments: Houghton Regis Town Council had no objections to this application.

CB/21/05573/FULL Single storey rear, and two storey side extension.
18 Bidwell Hill, Houghton Regis, Dunstable, LU5 5DR
For: Ms J Robertson

Comments: Houghton Regis Town Council had no objections to this application.

CB/21/05689/FULL Construction of workshop and carport with room over carport
Dalziel, Chalk Hill, Dunstable, LU6 1RS
For: Mr & Mrs P Hannington

Comments: Houghton Regis Town Council had no objections to this application.

CB/21/05636/ADV Advertisement: Installation of three signs and one flag
Houghton Regis North 1, Sundon Road, Houghton Regis
For: Houghton Regis Management Company

Comments: Houghton Regis Town Council had no objections to this application.

CB/22/00105/RM Reserved Matters: following Outline Application
CB/12/03613/OUT (Development to comprise: up to 5150 dwellings) Reserved Matters sought for the landscaping, layout, scale, appearance, furniture and play equipment within Green Park, the western corridor of AMP1 and Ouzel Brook Corridor.
Houghton Regis North 1, Sundon Road, Houghton Regis

Comments: Houghton Regis Town Council had no objections to this application, however, would like to request further information as to whether changing facilities were to be included, and to clarify why there were documents included for AMP3.

CB/22/00065/FULL Demolition of the existing rear conservatory and erection of a single storey, flat roof rear extension. Creation of a small obscure glazed window to the existing shower room at first floor level.
15 Watling Place, LU5 5DP
For: Villafuerte

Comments: Houghton Regis Town Council had no objections to this application.

CB/21/03369/FULL Residential development of 59 affordable dwellings with associated works including the re-configuration of the roundabout to create a fourth arm and form the vehicular access Hand Post Field north of Thorn Road

Members were advised that amendments to this application have been received. The amendments are in respect of revised plans and supporting documents, including layout plans, elevation plans, transport statement and landscape management and maintenance details.

Comments to be received by no later than 07 February 2022.

Comments: Houghton Regis Town Council had no objections to this application.

Noted:

CB/21/05633/GPDE Prior Notification of Householder Extension - Proposed single storey rear extension.
5 Bedford Road, Houghton Regis, Dunstable, LU5 5DJ

CB/21/05646/LDCE Lawful Development Certificate Existing: Change of use of stabling facilities to a mixed use consisting of stabling facilities and a residential flat
Whistlebrook Stud, Sewell Lane, Sewell, Dunstable, LU6 1RP

CB/21/05605/LDCP Lawful Development Certificate Proposed: Temporary installations of container office, welfare facilities and a metal crushing machine
Land Adjacent to Unit 5 To 7, Frenchs Avenue, Dunstable, LU6 1BH

CB/22/00073/DOC Discharge of Conditions 5, 6, 7, 8, 9, 10 and 11 against planning permission CB/21/01738/FULL (Complete demolition of unlisted garage with gym and stores and replacement with new ancillary garage within the curtilage of a listed building.)
Springwell Cottage, Sewell Lane, Sewell, LU6 1RP

CB/22/00020/NMA Non-material amendment to planning permission CB/20/01537/FULL: (Erection of a mixed use Local Centre comprising 52 no. apartments, 1 no. day nursery (Use Class D1) and 5 retail units) Amendment sought:- Condition 20 to replace the approved site layout plan 1492-236 Rev Z with 1492-236 Rev AA Site Plan Layout, provision of additional bin store.
Land west of Bidwell, Houghton Regis LU5 6JQ

CB/21/03860/FULL Community sports facility enhancements/improvements including upgrading of an existing grass pitch to a floodlit FTP, a new additional pavilion building and additional car parking.
Tithe Farm Recreation Ground, Tithe Farm Road, LU5 5JF
Members are advised that there have been amendments to this application in respect of Amended Site location plan and Amended application form

Permissions / Approvals / Consents

None received.

Refusals:

None received.

Withdrawals:

None received.

**11918 STRATEGIC DEVELOPMENT SITES/LOCAL PLAN–
UPDATE/PROGRESS**

Woodside Link – No substantive update to report.
Members raised concerns over the safety of the crossing as vehicular speed when exiting the roundabout was impacting the safety of pedestrians.

A5 M1 Link – For information this major road project opened on the 11th May 2017.

All Saints View – No substantive update to report.

Linnere – No substantive update to report.

Bidwell West – No substantive update to report.

Kingsland – No substantive update to report.

Windsor Drive – No substantive update to report.

Section 106 Monies – No substantive update to report.

Resolved: To note the information

The Chairman declared the meeting closed at 7.45pm

Dated this 21st day of February 2020

Chairman