

MARSTON MORETEYNE PARISH COUNCIL

Minutes of the Planning & Environment Committee meeting of Marston Moreteyne Parish Council held on Tuesday 4th August 2020, commencing 7.00pm via Zoom.

Present: Councillors Janice Green (Chairman), Hugh Roberts, Steven Lonsdale, Chris Martin & Bill Chandi.
Ward Councillors Ken Matthews & Robert Morris

In attendance: Officer: Mrs Hazel Trustam – Parish Clerk
1 Member of public

20/08/180 **Apologies for absence**

Apologies for absence were received from Cllr Chris Banks and Ward Cllr Sue Clark.

20/08/181 **Declarations of interest**

No declarations of interest were given.

20/08/182 **Authorisation of dispensation requests**

No requests had been submitted.

20/08/183 **Public Participation**

No matters were raised.

20/08/184 **Minutes of meetings**

It was resolved to approve as an accurate record of proceedings, the minutes of Marston Moreteyne Planning & Environment Committee held on Tuesday 21st July 2020. Proposed Cllr Roberts, seconded Cllr Martin. Agreed.

Minutes to be signed in person by the chairman when Covid-19 restrictions have been lifted

20/08/185 **Matters arising from the minutes**

No matters were raised.

20/08/186 **Planning Matters**

The following applications were discussed, and responses formulated:

(a) Application No. CB/20/02409/FULL

Replacement of conservatory with single rear extension and conversion of garage
160 Lower Shelton Road, Marston Moreteyne

Comments: No objections, neighbours.

(b) Application No. CB/20/02383/FULL

Loft Conversion

27 Hockley Court, Marston Moreteyne

Comments: Committee has no objection in principle to the planning application.

However, this is on the understanding that the minimum parking standards set out in Central Bedfordshire Council's Design Guide for a 6 bedroomed dwelling of 3 spaces is achieved. It is noted that the garage was given planning permission for conversion in 2012 and therefore has no on-plot garage.

(c) Application No. CB/20/02359/FULL

Erection of a care home for older people with associated access, parking, and landscaping

Land at Moreteyne Farm, Wood End, Marston Moreteyne

Comments: Concern expressed that the number of car parking spaces specified in the application is insufficient to accommodate the needs of residents, employees, and visitors.

It is accepted that care home employees often work shifts and therefore acknowledgment must be given that during change-over of shifts there will be a requirement for parking to accommodate both current and incoming shift employees.

As a result, whilst the parish council has no objection in principle to the application this is subject to ensuring that parking both complies with Central Bedfordshire Council's Design Guide for care homes and also, that there is a reconsideration to increase the number of parking spaces from that indicated in the application.

- (d) Application No. CB/20/02157/TDM
Telecommunications Determination Masts: Installation of a 20m monopole supporting 6 no. antennas in an open head frame. 2 no. transmission dishes, 3 no. ground-based equipment cabinets, 1 no. meter cabinet and ancillary development include 9 no. Remote Radio Units (RRUs) and the removal of the existing nearby temporary installation. Land at Millbrook Proving Ground, 2 Station Lane, Millbrook.
Comments: No objection.
- (e) Application No. CB/20/02156/TDM
Telecommunications Determination Masts: Installation of a 20m monopole supporting 6 no. antennas in an open head frame. 2 no. transmission dishes, 3 no. ground-based equipment cabinets, 1 no. meter cabinet and ancillary development include 9 no. Remote Radio Units (RRUs) and the removal of the existing nearby temporary installation. Land at Millbrook Proving Ground, 1 Station Lane, Millbrook.
Comments: No objection.
- (f) Application NO. CB/20/02478/FULL
Proposed front porch creating a lobby and ground floor WC
20 Tylecote Close, Marston Moreteyne
Comments: No objection, neighbours

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Planning decisions, appeal decisions or enforcement notifications/decisions

The following planning decisions had been made by Central Bedfordshire Council:

Application No. CB/19/02918/FULL New build detached 3 bedroom dwelling at Land adjacent 36 Jubilee Cottages, Station Road, Marston Moreteyne. APPROVED.

Application No. CB/20/02007/FULL. Installation of plant equipment at 1 Station Road, Marston Moreteyne. APPROVED.

Application No. CB/19/02262/FULL. Full application for open space, community orchard and play areas within phases 4 and 5 pursuant to outline permission CB/15/00209/FULL. Moreteyne Farm, Wood End, Marston Moreteyne. APPROVED.

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Correspondence

No matters were raised.

There being no further business to transact, the meeting was closed at 7.34pm.