

MARSTON MORETEYNE PARISH COUNCIL

Minutes of the Planning & Environment Committee virtual meeting of Marston Moreteyne Parish Council held on Tuesday 3rd May 2022, at Marston Moreteyne Community Centre, Great Linns, Marston Moreteyne, MK43 0DD commencing 7.00pm .

Present: Councillors Janice Green (Chairman), Chris Martin & Hugh Roberts

In attendance: Officer: Mrs Hazel Trustam – Parish Clerk

- 22/05/173 **Apologies for absence**
Apologies for absence were received from Councillor Chris Banks, Jeanette Little & Steven Lonsdale. Reason for absence noted.
Apologies also received from Ward Councillor Ken Matthews & Robert Morris.
- 22/05/174 **Declarations of interest**
No declarations of interest given.
- 22/05/175 **Authorisation of dispensation requests**
No requests were received.
- 22/05/176 **Public Participation**
No matters raised.
- 22/05/177 **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 19th April 2022.
Proposed Cllr Roberts seconded Cllr Martin. Agreed.
- 22/05/178 **Matters arising from the minutes.**
No matters raised.
- 22/05/179 **Planning Matters**
The following applications were discussed, and responses formulated:
(a) Planning Application No. CB/21/00462/FULL
Outline application: for four dwellings with access and associated infrastructure, with all matters reserved apart from access.
Lower Shelton Road, Marston Moreteyne.
 - Revised site layout drawing CAS/5086/102 Rev I
 - Revised Flood Risk Assessment.
It was resolved to object to the application for the following reasons:
 - The proposed development is outside the existing settlement area for Lower Shelton Road and is on a site which is unallocated in Central Bedfordshire Council's adopted Local Plan.
 - The development and style of housing is not in keeping with the character of the surrounding properties.
 - The proposed entrance/exit is sited on a fast-flowing bend at the end of a single-track road. There is also a concern that at night, cars coming down the single-track road could misinterpret the road layout and carry on across the opposite lane straight into the development area. Potentially causing an accident.
 - This area is also a waiting area for vehicles when there are oncoming vehicles using the single-track road.

Chairman Signature

Date

- (b) Planning Application No. CB/21/05653/FULL
Creation of new access and part of access road to facilitate the construction of
and permanent access to Millbrook Substation.
Land northeast of Station Lane, Millbrook.

It was resolved to submit the following comments:

The location of the proposed access is opposite the access used by Millbrook Proving Ground for their exhibition events. These events attract a large number of vehicles with many being large HGVs. There is concern in regard to what would happen during the build up and duration of these exhibition days. The parish council supports Milbrook Meeting in stating that the preferred route should be via Houghton Road and not through the centre of Milbrook or Marston Moreteyne.

22/05/180

Central Bedfordshire Council's Rural Match Funding Scheme (RMFS)

Members discussed the strategy and its associated criteria for identifying areas suitable for putting forward for RMFS funding in 2023.

It was noted that there are many projects which would benefit the parish, however not all would qualify under this scheme. After discussion, it was resolved to recommend the following to full council for consideration:

- Speed Indicator Device for Lower Shelton Link Road.
- Remedial and long-term prevention work along Lower Shelton Link Road – for example fill in ruts and plant hedging to prevent future ruts being created; additional signage showing 30mph speed limit; better signage for passing places.
- Lower Shelton Link Road: Dragons Teeth – to help with slowdown of traffic
- Pavement improvement: Milbrook Level Crossing to allotments (Station Lane/Road). The condition of the pavement is appalling and overgrown.
- Correct signage for public footpaths in Wood End.
- Marston Fields: There is an area of matting and gap in the hedgerow off the sustrans route into the housing area. Whilst there is some doubt that this is an official footpath, it has been created and clearly there is a need for one and a need for it to be tarmac.

22/05/181

Correspondence

No correspondence received.

There being no further business to transact, the meeting was closed at 7.52pm.

Chairman Signature

Date