

MARSTON MORETEYNE PARISH COUNCIL

Minutes of the Planning & Environment Committee meeting of Marston Moreteyne Parish Council held on Tuesday 26th May 2026, in the Francis Keep Room at Marston Moreteyne Community Centre, Great Linns, Marston Moreteyne, MK43 0DD commencing 7.00pm.

Present: Councillors Janice Green (Chairman), Bill Chandi, Kelvin Pell & Hugh Roberts.
Ward Councillor Robert Morris

In attendance: Officer: Mrs Hazel Trustam – Parish Clerk

Minute Reference	Item	Power	Action
26/05/171	Apologies for absence Apologies for absence were received and noted from Councillors Chris Banks & Steve Lonsdale	Local Government Act 1972, Part V, s85 (1+2) & Sch 12, Part VI, p40	Clerk to keep on file
26/05/172	Disclosure of local and/or disclosable pecuniary interests No interests were declared.	Localism Act 2011, Sch 7, s31	N/A
26/05/173	Dispensation Requests No dispensation requests were received.	Localism Act 2011, Sch 7, s33	N/A
26/05/174	Open Forum No matters raised	Public Bodies (Admissions to Meetings) Act 1960, s1 (1).	N/A
26/05/175	Minutes of meetings It was resolved to approve as an accurate recording of proceedings the minutes of the Planning & Environment Committee meeting of Marston Moreteyne Parish Council held on Tuesday 7 th April 2026. Proposed Cllr Roberts, seconded Cllr Chandi. Agreed.	Local Government Act 1972, Sch 12, Part VI, p41 (1)	Parish Clerk to keep on file
26/05/176	Matters arising from the minutes – for information only. No matters arising were reported.	N/A	N/A
26/05/177	Planning Matters The following applications was discussed, and a response formulated: (a) <u>Planning Application No. CB/26/01145/REG3</u> Construction of a new classroom block, car parking and associated external works including a multi-games area, hardstanding and reconfigured sports pitch. Forest End School, Great Linns, Marston Moreteyne Comments: The Parish Council noted the proposal to expand the school to a primary school, adding Years 5 and 6 and increasing capacity by 120 pupils (total roll of 420 pupils). The expansion forms part of Central Bedfordshire Council's Three to Two Tier programme, and the Council supports the need for	Town & Country Planning Act 1990, paragraph 8 of Schedule 1.	Parish Clerk to respond

Chairman Signature

Date

	additional school places. - Members noted that the expansion would result in 10 additional staff and that plans include 10 extra parking spaces. While welcoming the additional provision, the Council questioned whether this would be sufficient to meet the needs of staff, visitors, contractors and parents. - The Transport Assessment references the use of the adjacent Community Centre car park during school drop-off and pick-up times. The Parish Council clarified that this arrangement is an informal goodwill gesture to support safe access to the school and should not be regarded as a permanent or guaranteed extension of the school's parking provision. - Concern was expressed that the proposals do not appear to include additional on-site parental parking to accommodate increased pupil numbers. Members highlighted that the Community Centre car park serves a wider community function and its continued availability for school parking cannot be assumed. Resolved that the adequacy of parking provision and the wider traffic impacts of the expansion be carefully assessed as part of the planning determination process. (b) <u>Planning Application No. CB/26/01150/REG3</u> Construction of a new classroom block, a multi-games area, new fencing, hardstanding play area, air source heat pump and enclosure, a new allotment area, extension to a car park and cycle parking area, reconfiguration of the sports pitch and associated works. Marston Moreteyne VC School, Church Walk, Marston Moreteyne. Comments: - The Parish Council noted the proposal to expand the school to a primary school, adding Years 5 and 6 and increasing pupil numbers by 120 as part of Central Bedfordshire Council's Three to Two Tier programme. Members acknowledged the need for additional school places. - The application includes 10 additional parking spaces to support 10 new staff members. While welcoming the provision, the Council expressed concerns that the increase may not be sufficient to meet demand from staff, visitors, contractors and parents.		
--	--	--	--

Chairman Signature

Date

	- Members did not support the Traffic Assessment's conclusions regarding available parking capacity on nearby residential roads, particularly Denton Drive, Banks Close and St Mary's Close. - The Council noted residents' concerns about parking congestion, blocked driveways and restricted access during school drop-off and pick-up times, particularly since the introduction of the School Street Scheme. While the scheme has improved safety around the school, Members considered that parking pressures had been displaced into surrounding residential areas. - Concerns were raised about highway safety and traffic flow on Banks Close and Denton Drive due to on-street parking and reduced road widths. Resolved: The Parish Council requests that the adequacy of the proposed parking provision and the wider traffic impacts of the school expansion are carefully considered as part of the planning application determination process. (c) <u>Planning Application CB/26/01303/FULL</u> Single storey rear/side extension with two roof lights. 111 Lower Shelton Road, Marston Moreteyne Comments: Resolved no objections, neighbours.		
26/05/178	Correspondence No correspondence received.		
	There being no further business to transact the meeting was closed at 7.18pm.		

Chairman Signature

Date