Notes of a meeting of Chatteris Town Council's Planning Working Group held on Tuesday 22nd March 2016.

Present: Cllrs L Ashley (chairman), J Smith (vice chairman), J Carney, W Haggata, and A Hay. (Cllr Hay declared an interest as a member of Fenland District Council's planning committee and took no part in the decision making process).

P45   15/16   Apologies for Absence

Apologies for absence had been received from Cllrs F Newell and I Taylor.

P46   15/16   Appeals, Decisions and Withdrawn Plans

The Clerk updated members on the latest planning decisions from Fenland District Council. All plans had been approved with the exception of F/YR16/0010/F the raising of the roof to form living accommodation at 13 Birch Avenue which was refused permission.

P47   15/16   Applications and Revised Applications

a) F/YR16/0121/F - Change of use of existing warehouse to builders merchant (sui generis) for display, sale, storage of building, timber and plumbing supplies, plant and tool hire including outside display and storage and Class B8 (storage and distribution) with trade counter and showroom; and associated work including demolition of part of existing building and erection of 2.4m high palisade fence/gates at Unit North of 10 Dock Road for Travis Perkins (Properties) Ltd – *Raise No Objections, this is a much better location for the builders merchants, a great improvement on the current location in London Road and a more suitable site. Councillors also welcome the prospect of more jobs.*

b) F/YR16/0123/F - Erection of a 2-storey, 3-bed dwelling involving demolition of existing building at land east of 3 West Street for Mr J Chambers – *Recommend Refusal – overdevelopment of the site.*

c) F/YR16/0128/F - Erection of a single-storey rear extension, replacement windows and 1.3 metre high railings to front boundary and installation of satellite dish to side elevation of existing dwelling involving demolition of timber building at 1 Huntingdon Road for Mr Mark Bristowe – *Raise No Objections to the extension or the replacement of windows but, with regards to the demolition of the building, councillors would like to draw attention to planning application F/YR12/0340/F when the front of the old shop attached to the wooden building was rebuilt and had to be constructed in materials (timber) to match the existing building "to safeguard the character of the conservation area and the visual amenities of the area." Councillors also wish to ask about the location of parking spaces for No. 1 Huntingdon Road.*

d) F/YR16/0157/O - Erection of a dwelling (outline application with all matters reserved) at garden land at Honeybank, Second Drove, Swing Brow for Mrs T Millard – *Noted, Councillors are concerned about road safety and the access. Development of the site would lead to more vehicles accessing the Forty Foot Road.*

e) F/YR16/0164/F - Variation of Condition 9 of planning permission F/YR15/0429/F (construction of a 4.3MW solar energy farm, etc.) to read prior to the decommissioning of the solar farm, a scheme for any highway mitigation works commensurate to the vehicles which are likely to utilise Honeysome Road shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall be implemented prior to the removal of any plant or infrastructure at the site at land east of Honeysome Farm bungalow, Honeysome Road for Honeysome Road Solar Ltd – *Raise No Objections but insist that the planning condition that Honeysome Road is re-instated to an acceptable condition is adhered to imminently as the road is currently in a very poor condition.*

P48   15/16   Correspondence

LP 12 planning guidance notes had been forwarded from FDC on behalf of Cllr Will Sutton. The notes gave details of a Community Consultation Exercise required by Policy LP12 in relation to the 10% and 15% growth limits in Fenland villages. The notes pointed out the growth limit targets could only be exceeded if there was "demonstrable evidence of clear local community support" for a scheme and explained how the applicant could gather and provide the evidence.