

**Notes of a meeting of Chatteris Town Council's Planning Working Group held at the Council Chambers, 14 Church Lane, Chatteris, on Tuesday 30<sup>th</sup> September 2025**

**Present:** Cllrs V Joyce (Chairman), L Ashley, A Gowler and S Selman. Cllr A Hay did attend but was unable to continue due to health concerns.

**P19 25/26 Apologies for Absence**

Apologies for absence had been received from Cllrs J Carney, J Fuller-Gray, M Siggee and S Unwin. Cllrs Carney and Fuller-Gray submitted their comments on the planning applications.

**P20 25/26 Appeals, Decisions & Withdrawn Plans**

The Clerk updated members on the latest planning decisions by Fenland District Council.

The following had been refused planning permission:

Removal and variation of conditions to vary design of 3-storey, 3-bed dwelling at land east of 24 Pound Road.

Works to 1 Sycamore tree at The Ferry, London Road.

The following had all been granted permission:

Reserved matters application relating to detailed matters of appearance, landscaping, layout and scale pursuant to the erection of 245 dwellings at land south east of London Road.

Reserved matters application relating to detailed matters of access, appearance, landscaping, etc, for the erection of one dwelling at land east of Ferry Farm, London Road.

Erection of a 2-storey side extension to 127 London Road.

Works to 8 Silver Birch trees and 1 Larch tree at 20B London Road.

Variation of condition 2 relating to design changes for the erection of a store/distribution building at land north of Frans House, Fenton Way.

Variation of condition 7 to allow existing hedge to be removed pursuant to plan to erect a 3-storey, 7-bed dwelling at land north west of 24 Willey Terrace.

Variation of conditions relating to planning permission for 5 dwellings at land south of Ferry Farm, London Road, accessed off Stocking Drove.

Works to 1 Sycamore tree at 6 South Park Street.

Erection of a single-storey link extension to existing industrial units at Nightlayer Leek Company Limited, Dean Drove.

Works to a Yew tree and a Cherry tree at 2 London Road.

Fell a Silver Birch tree at 14 St Martins Road.

Erection of a single-storey rear extension to 92 Westbourne Road.

Change of use of existing agricultural building to workshop for servicing and maintaining agricultural machinery at Machinery Department, Fenton Way.

## **P21 25/26 Applications & Revised Applications**

- a) F/YR25/0648/TRCA - Works to 1 London Plane tree within a Conservation Area at 2 Wenny Road - *Support*
- b) F/YR25/0651/VOC - Variations to conditions 6 (materials) and 10 (list of approved plans) of Planning permission F/YR21/1288/F (erect 3 dwellings, formation of vehicular access and associated works) re: Plot 1 only to allow design changes and siting of a caravan during construction at land west of 130 London Road - *Noted*
- c) F/YR24/0952/RM - Reserved Matters application relating to detailed matters of appearance, landscaping, layout and scale pursuant to outline permission F/YR23/0349/VOC, to erect 245 dwellings and associated landscaping and infrastructure (Phase 1 and part Phase 2) at land south east of London Road - *Lift original objection and support the application as construction traffic is coming off the A142, not London Road.*
- d) F/YR25/0667/TREEEX - 5-day notice: Fell 1 Oak tree covered by TPO 1/1967 at land south of 16 Bridle Close – *Rec Refusal and request tree officer look into this case. Councillors also challenge the claim the tree is damaging the house due to distance involved. Councillors accept the tree is now in a poor state but when an application to fell the tree was made (and refused) just over a year ago the tree was very healthy. How can a tree with a TPO fail so miserably in a year? Has it been tampered with or vandalised?*
- e) F/YR25/0668/F - Erect 1 self-build/custom dwelling in association with existing business, involving demolition of existing outbuildings at Templedruid Farm, Stocking Drove - *Support*
- f) F/YR25/0530/F - Revised application for change of use of existing paddock land to dog exercising areas including the erection of 2 x shelters, a detached dog grooming hut and a 1.8m high boundary fence, and the formation of associated hardstanding at land south of Wenny House, Iretons Way – *Re-iterate original comments: Will only support if fencing is of industrial grade, 2 metres high and set into the ground and there is a double gate system at the entrance to each field. These conditions should be imposed on safety grounds due to the fields' close proximity to the A142. The revised plans do not appear to address these concerns.*
- g) F/YR25/0669/F - Change of use of existing storage barn to gym with associated parking including parking area for employees of Rowells Transport at Carters Bridge Farm, Doddington Road – *Support (Cllr Ashley declared an interest)*
- h) F/YR25/0544/VOC - Revised application for variation of condition 4 (list of approved drawing) of planning permission F/YR23/0573/F (Change of use of 6 agricultural units to B2 and/or B3 use (Storage and distribution) – alterations to parking arrangements and alterations

to Unit 2 including insertion of windows to northeastern elevation and increase area of mezzanine level at Nightlayer Leek Company Limited, Dean Drove - *Support*

i) F/YR25/0678/TRCA - Fell 2 Poplar trees within a Conservation Area at 12-16 Market Hill - *Support*

j) F/YR25/0679/F - Alterations to outbuilding of existing dwelling, including partial demolition of store and reduction of height of garage at 1 London Road - *Support*

k) F/YR25/0682/LB - Works to a Listed Building – installation of 4 replacement windows at 5 Chatteris House, 17 High Street - *Support*

l) F/YR25/0683/F - Change of use of unit 2 from B2/B8 (storage and distribution) to mixed use (storage, distribution and offices), including extension of mezzanine floor at Nightlayer Leek Company Limited, Dean Drove - *Support*

m) F/YR25/0687/LB - Works to a listed building involving the replacement of 2 timber sash windows with matching timber sash frames to front of existing dwelling at 4A Wenny Road - *Support*

n) F/YR25/0689/F - Change of use from dwelling to short-term holiday let (retrospective) at Wildflower Barn, Stocking Drove – *Recommend Refusal. The development is out of character with the area and has an adverse impact on neighbouring properties and the open countryside. There are also issues with the amount of traffic on the road and parking and there is no footpath. The application is contrary to policies LP15 and LP16.*

o) F/YR25/0701/VOC - Variation of condition 03 of planning permission F/YR23/0446/F (change of use of commercial building to 1 dwelling (2-storey, 3-bed) and erect single storey extension to front) to re-word the condition to include the materials used at Coach House Hub, 12 Station Street - *Support*

p) F/YR25/0705/TRTPO - Works to 1 Sycamore tree covered by TPO 04/2001 at 5 Belmont Gardens - *Support*