

Notes of a meeting of Chatteris Town Council's Planning Working Group held virtually via Zoom on Tuesday 26th November 2020.

Present: Cllrs W Haggata (Chairman), L Ashley, I Benney, J Carney, A Gowler, F Newell and J Smith.

Cllr Benney was an observer only and took no part in the discussions on applications or the decision making process.

P23 20/21 Apologies for Absence

There were no apologies for absence.

P24 20/21 Appeals, Decisions and Withdrawn Plans

The following plans had all been granted planning permission by Fenland District Council: internal and external works to a listed building, replacement of shop front and display of fascia sign at 48 High Street; erect fence and gates to existing dwelling at 30 St Paul's Drive; erect a 3 and 4 storey extension to existing dwelling at Curf Fen Cottage, Curf Fen Drove; erect a dwelling at land south of 13 London Road; works to a Walnut tree at 4 New Road; internal and external alterations to a listed building at Grove House, High Street; erect an annexe within the curtilage of existing dwelling at 30 Curf Terrace; erect 2 x 2-storey, 3-bed dwellings at Plot 2 land south east of 1 Curf Terrace and fell a Sycamore tree at 7 Ash Grove. FDC also had no objections to a new telecoms pole at Fenton Way but did refuse prior approval for the conversion of a barn to a dwelling at Barn east of Markwells Farm House, Block Fen Drove.

P25 20/21 Applications and Revised Applications

a) F/YR20/1048/F - Construct an extension to existing anaerobic digester plant (5 x digester tanks, 3 x industrial/process buildings, 10 x CO2 storage tanks, concrete hardstanding areas and floodlights including 5 x mounted on 8.0m high columns) at land north west of Mepal AD Plant, Iretons Way – *Recommend Refusal due to the additional traffic which will be generated on an already congested and dangerous road. However, the Town Council takes the pragmatic view that the application is very likely to be granted permission and is therefore insistent that there should be mitigation in the form of the installation of safety/speed reduction measures on the A142, such as average speed cameras.*

It was agreed to ask Mepal and Manea Parish Councils to support the recommendation.

b) F/YR20/1067/VOC - Variation of condition 3 (hours of use), relating to planning permission F/YR19/0845/F (erect 3 8 metre high lighting columns and installation of 8 new LED floodlights (courts 3 & 4) and conversion of 8 existing lights to LED floodlights) to enable use at weekends at Tennis Club, New Road – *Support (Cllr Ashley declared an interest)*

- c) F/YR20/1075/F - Erect a dwelling (single-storey, 3-bed) involving the demolition of existing outbuildings at rear of 50 Wood Street - *Support*
- d) F/YR20/0585/F - Revised proposals (plaster condition report, amended and additional heritage statements and supplementary planning statement submitted) to erect a 2-storey, 4-bed dwelling involving demolition of store building at former Coach House, London Road - *Noted*
- e) F/YR20/0586/LB - Revised proposals (see above) for demolition of a curtilage listed store building at former Coach House, London Road - *Noted*
- f) F/YR20/1109/LB - Internal and external works to a Listed Building to form 4-bed dwelling including erection of a single storey rear extension involving demolition of single-storey to rear and stabilising of rear boundary walls at 12 East Park Street - *Support*
- g) F/YR20/1097/FDL - Erect 2 x dwellings (2-storey, 4-bed) involving the demolition of existing garages on land south of 54 Tithe Road - *Support*
- h) F/YR20/1115/F - Change of use of land from agricultural to a children's moto cross track including formation of 1.5 metre high (approx.) earth bunding and erection of 1.8 metre high (approx.) fence (retrospective) at land north of 136 London Road – *No objections if planning conditions are re-appraised so the hours of use are reduced on a Sunday and another noise level survey is conducted by FDC.*
- i) F/YR20/1114/F - Erect a single-storey 1 /2 bed dwelling (retrospective) on land at 138 London Road – *Recommend Refusal, lack of detailed plan, concerns about drainage and servicing property, beyond development boundary, will set dangerous precedent.*
- j) F/YR20/1119/F - Erect part 2-storey part first-floor side/rear extension to existing dwelling at Carters Bridge Farm House, Doddington Road – *Support*

P25 20/21 Any Other Business

Thanks: Mr Tony Welland had e-mailed thanking Chatteris Town and District Councillors for supporting the Design Partnership's planning applications for 16 Park Street and Victoria Street and for taking the time to attend FDC's planning zoom meeting to speak in favour of the plans. Mr Welland said the company cared about Chatteris and hoped to bring the old house back to its original splendour. He also repeated the offer to gift the side window to the existing house and patterned glass in the conservatory to the museum and asked how he could go about this.

Tree at Ash Grove: The council had received a reply to the complaint about the processing of the 5 day notice to fell a Sycamore tree, covered by a TPO, at 7 Ash Grove.

The email said the application was submitted in the correct manner and the Council's arboricultural officer concurred that the tree was dying (his comments were on the Council's public access website). The planning officer, Mrs Sheila Black, stated that no consultations

were actually needed as it was a 5 day notice and involved immediate issues surrounding the safety of the tree and the area. The consultation was sent out erroneously. The email said the planning authority would review its practices relating to 5 day notices and consultations would no longer be sent out. Mrs Black also stated that the arboricultural officer's recommendation was that there should be a condition attached to the approval to replace the tree with a tree of a different species of long-term potential.

Mr Lawrence Weetman had then emailed the council stating the tree proposed as a replacement by the owner was an Acer tree which was very different to the tree it was replacing as it was ornamental rather than a "sizeable street tree". He said the tree officer at FDC was happy with the proposal and claimed the owner had threatened to walk away if his choice was denied. Mr Weetman asked if the Town Council thought the proposal was acceptable and if they did not asked the Council to contact FDC before formal approval was given. Members agreed they would prefer to see the tree replaced with like for like.