

Dunstable Town Council
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David Ashlee Town Clerk and Chief Executive

Our Ref. DA/KH/Plans

Date: 12 December 2017

Dear Councillor

Could you please note that a meeting of the Plans Sub-Committee will be held on **Tuesday 23 January 2018 at 7.00 pm** at the Council Chamber, Grove House, 76 High Street North, Dunstable.

AGENDA

1. Apologies for Absence.
2. Specific Declarations of Interest.
3. Planning Applications -
 - a) to consider applications submitted to Central Bedfordshire Council since the last meeting of Committee (see page 1)
 - b) to note recent decisions of District Planning Authority (see page 3)
4. Licensing Applications -
 - a) to consider applications submitted to Central Bedfordshire Council since the last meeting of Committee (any application received will be available at the meeting)

Yours faithfully

David Ashlee
Town Clerk and Chief Executive

To: All Members of Plans Sub-Committee
Councillors Liz Jones (Chairman), Sid Abbott (Vice-Chairman), Claire Meakins, Pat Staples and other
Members of the Council for information.
**(If unable to attend, Members are reminded to appoint a substitute from any other
Member of the Council)**

(NB: All Members of the Council are welcome to attend and speak but not vote at meetings
of this Sub-Committee)

DUNSTABLE TOWN COUNCIL

PLANS SUB-COMMITTEE

23 JANUARY 2018

PLANNING APPLICATIONS RECEIVED FROM CENTRAL BEDFORDSHIRE COUNCIL

BETWEEN 23 DECEMBER 2017 AND 12 JANUARY

1	CB/17/03588/OUT	Tyler House, Creasey Park Drive Proposal: Demolition of the building and replacement of 16 apartments and associated works. (Amended plans)
2	CB/17/04816/FULL	195 Jeans Way Proposal: Double storey side extension and driveway. (Amended plans)
3	CB/17/05442/FULL	Pumping station between 20 & 22 Bowmans Way Proposal: Erection of security fencing.
4	CB/17/05841/FULL	5 Regency Court Proposal: Erection of a two storey side extension including new entrance door to front of house.
5	CB/17/05842/OUT	Former Sca Hygiene Products, Southfields Road Proposal: De commission existing air conditioning system and replace with heating and cooling system. We would need to place a number of units at the front of our building. We would need to lay a concrete slab roughly 4m by 9m at the front of our building and we would then house the fan units in two rows on this slab. We want to make sure that the intended area we are going to use is acceptable to the council.
6	CB/17/05853/FULL	23 Candale Close Proposal: Proposed single storey front extension and single storey rear extensions.
7	CB/17/05860/FULL	5 Barton Avenue Proposal: Two storey rear extension and single storey side extension.
8	CB/17/05899/ADV	2-8 Luton Road Proposal: Illuminated and non-illuminated replacement and new signage.
9	CB/17/05906/FULL	33 Walgrave Road Proposal: Two storey and single storey rear extensions and pitched roof over garage and porch.
10	CB/17/05936/FULL	19 Markham Crescent Proposal: First floor side extension with front and rear dormers. Single storey rear extension and demolition of conservatory.

11	CB/17/05978/FULL	171 Luton Road Proposal: Single storey side and rear extension.
12	CB/17/05988/FULL	10 First Avenue Proposal: Loft conversion, rear dormer window and part hipped, part gable end side roof extension.
13	CB/17/06013/FULL	21 Icknield Street Proposal: Proposed two storey extension.
14	CB/17/06015/FULL	11 Turnpike Close Proposal: First floor rear extension and garage conversion.

Dunstable Town Council
Plans Sub-Committee 23 January 2018

GRANTED PLANNING APPLICATIONS

<u>Application No</u>	<u>Location and Proposal</u>	<u>Town Council View</u>	<u>Planning Authority Decision</u>
CB/17/05523/FULL	500 Lowther Road Erection of single storey rear extension.	No objection	Granted
CB/17/05514/FULL	Gates to Priory Gardens, 33 High Street South Proposed entrance feature to gates into Priory Gardens.	No objection	Granted
CB/17/05515/LB	Gates to Priory Gardens, 33 High Street South Proposed entrance feature to gates into Priory Gardens.	No objection	Granted
CB/17/05403/FULL	4 Potters Mead Single storey rear extension and attached garage.	No objection	Granted
CB/17/05168/FULL	26 Richard Street Removal of existing rear conservatory and side lean-to. Construction of new single storey rear extension.	No objection	Granted
CB/17/05352/FULL	26 Buckwood Avenue Demolition of garage; two storey part single storey side extension; new pitch roof over existing flat roof extension.	No objection	Granted
CB/17/05385/ADV	141 Porz Avenue 4 freestanding post mounted boards, with coloured graphics and text to the front, and powder coated posts to the reverse.	No objection	Granted

CB/17/05118/FULL	2 Queensway Parade Change of use from A1 to D2. Sound proof the inside wall of property.	No objection	Granted
CB/17/05268/FULL	1 Kingsbury Gardens Front dormer window.	No objection	Granted
CB/17/03858/FULL	46 Kingsway Proposed single storey rear and side extension following demolition of existing garage.	No objection	Granted
CB/17/03860/FULL	48 Kingsway Erection of a single storey rear extension.	No objection	Granted
CB/17/04750/FULL	8 Waterlow Road Erection of a single storey rear extension.	No objection	Granted
CB/17/04405/FULL	14 Weatherby Change of use of amenity land to residential rear garden. Repositioned garden fencing/wall	No objection	Granted

REFUSED PLANNING APPLICATIONS

<u>Application No</u>	<u>Location and Proposal</u>	<u>Town Council View</u>	<u>Planning Authority Decision</u>
CB/17/04696/FULL	76 Katherine Drive Change of use of a garage to a law office. It is an A2 change of use.	No objection	The proposed change of use of the existing integrated garage structure from Use Class C3 (dwellinghouse use) to Use Class A2 (law/ solicitor's office) would result in a material increase in activity with resultant noise, pollution and vehicle movements which would not be in keeping with the dominant C3 use of properties in the local residential area of Katherine Drive. The proposed A2 change of use would therefore have a detrimental impact on the residential amenity that neighbouring occupiers could reasonably expect to enjoy. It is therefore deemed that the proposal would not be in accordance with Policy BE8 of the South Bedfordshire Local Plan and Section 7 of the National Planning Policy Framework.

WITHDRAWN PLANNING APPLICATIONS

<u>Application No</u>	<u>Location and Proposal</u>	<u>Town Council View</u>	<u>Planning Authority Decision</u>
CB/17/04793/VOC	Priory Academy, Britain Street Variation of Condition: App CB/17/02370 Dated 20/09/2017 Condition 2 Landscaping to be removed.	No objection	Application withdrawn