

STOTFOLD TOWN COUNCIL

Greenacre Centre, Valerian Way, Stotfold, SG5 4HG
01462 730064 enquiries@stotfoldtowncouncil.gov.uk



8th August 2024

Members of the Planning Committee: Cllr B Saunders (Chairperson), Cllr L Anderson (Vice-Chairperson), Cllr J Bendell, Cllr M Cooper, Cllr S Dhaliwal, Cllr S Hayes, Cllr J Headington, Cllr J Hyde, Cllr N Venneear.

You are hereby summoned to attend the Planning Committee meeting to be held in the Council Chamber, Greenacre Centre, Stotfold on **Wednesday 14th August 2024 at 19:00** for the purpose of transacting business detailed in the Agenda.



Emma Payne
Town Clerk

Members of the public:

You are now able to observe our meetings by joining via MS Teams. Join on your computer or mobile app [Click here to join the meeting](#). Please note, our meetings may be recorded for Minute taking purposes and will be deleted after Minutes are approved.

Members of the public are invited to observe the meeting and may participate at the 'public section' agenda item. As per Standing Orders, if you wish to speak, you must notify the Town Clerk of your intention prior to the start of the meeting (contact in advance enquiries@stotfoldtowncouncil.gov.uk or 01462 730064 or you will be asked at the appropriate point in the Agenda if unable to give prior indication).

AGENDA

1. APOLOGIES FOR ABSENCE

2. DISCLOSURES OF MEMBERS' INTERESTS AND DISPENSATIONS

- a) Members to declare interests in respect of any item on the Agenda.
- b) Proper Officer to consider written requests from members for dispensations.

Members are reminded that if at any time during the meeting they feel they have an interest in an item being discussed, they should declare it at that point.

3. PUBLIC SECTION (MAX. 15 MINUTES)

Members of the public may speak on matters of concern, ask questions, or make statements (maximum of 3 minutes per speaker), after giving notice of their wish to do so to the Town Clerk prior to the meeting. Order of speakers will be in order of notification. [Public Participation Policy](#) applies.

4. MINUTES OF THE PREVIOUS MEETING

Members are asked **to resolve** that the Minutes of the **Planning Committee** meeting held on **17th July 2024** are a correct record.

5. CLERK’S REPORT, CORRESPONDENCE RECEIVED AND MATTERS ARISING FROM PREVIOUS MINUTES, FOR INFORMATION

6. PLANNING APPLICATIONS

To consider returning comments on applications received.

6.1 [CB/24/02094/DOC](#) - Land South of Arlesey Road, Stotfold, SG5 4HD

Discharge of Condition 10 against planning appeal ref. APP/P0240/W/21/3289401 and planning permission CB/21/01248/OUT (Outline application (with all matters reserved except access) for a development of up to 181 dwellings to include up to 35% affordable, an integrated Care Village (C2 use) with ancillary community facilities, 11ha of public open space comprising parkland and woodland extension, Pix Brook flood mitigation proposals, extensive new landscaping, play areas, creation of biodiversity habitat, public car park, new access arrangements and all ancillary works).

CBC Response deadline: 16th August 2024

Previous applications:

- [CB/21/01248/OUT](#) - Outline application (with all matters reserved except access) for a development of up to 181 dwellings to include up to 35% affordable, an integrated Care Village (C2 use) with ancillary community facilities, 11ha of public open space comprising parkland and woodland extension, Pix Brook flood mitigation proposals, extensive new landscaping, play areas, creation of biodiversity habitat, public car park, new access arrangements and all ancillary works.
- **Planning Appeal [APP/P0240/W/21/3289401](#)** – Appeal Allowed, planning permission granted.

6.2 [CB/24/01882/FULL](#) - White Barn Farm, Taylors Rd, Stotfold, SG5 4AZ

Change of use of agricultural land to extend industrial yard with (Class B8) permission.

CBC Response deadline: 19th September 2024

Previous application:

[CB/12/04206/FULL](#) – Retrospective change of use to site from agricultural to storage and distribution (Use Class B8) and the siting of a portacabin to provide ancillary amenities – Granted

7. PLANNING APPLICATIONS POLICY

To consider the report and proposed amendment to the policy.

8. PRE-APPLICATION CONSULTATION

To consider a response to Cala Homes’ launch of a pre-application public consultation at <https://calaplanning.co.uk/stotfold>.

9. CONSIDERATION OF APPLICATIONS BY CENTRAL BEDFORDSHIRE COUNCIL DEVELOPMENT MANAGEMENT COMMITTEE (“DMC”)

To consider requesting Central Bedfordshire Council’s Development Management Committee to consider specific applications within committee rather than by officer delegation, and to send a representative of the Planning Committee to attend the meeting at which the application is considered, to represent the views of this Committee.

10. ITEMS FOR INFORMATION PURPOSES, RELEVANT TO THIS COMMITTEE ONLY

11. DATE OF NEXT MEETING

To be confirmed.