

<u>FLITTON AND GREENFIELD PARISH COUNCIL</u>	
Minutes of the Planning Sub Committee held at the Church Hall, Flitton on Wednesday 12 th April 2017 Present: N Arthur (Chair), N Thompson, J Fisher, M Lowe, P Woodland, R Stokes, N Gates and D Lawson (Clerk) Mr G Robertson was also in attendance	
1. APOLOGIES AND SPECIFIC DECLARATIONS OF INTEREST	
Cllrs Ellis and King sent apologies. Cllr Thompson declared an interest in the application being considered at Wardhedges Road	
2. MINUTES	
The previous minutes had been presented to the Council meeting.	
3. CONSIDERATION OF CURRENT PLANNING APPLICATIONS	
A member of the public addressed the Sub Committee with his concerns about the retrospective planning application at Wardhedges Road which had resulted from enforcement action. The history of the application was outlined and he showed Cllrs (through photos and plans) the adverse impact that the new application would have on his property, particularly as it was resulting from a breach of the original consent where the impact was less. Cllrs said they were sympathetic to this view and would take it into account when considering the application. The resident left the meeting.	
1. Prior Approval of Agricultural to Dwelling: Prior notification of change of use from agricultural to dwelling at Hillside Farm Westoning Road	
The Council had not been consulted on this application as it was a Prior Approval, but it was noted that the buildings at Hillside Farm were largely used for car mechanical use rather than agriculture. Members wanted to make sure that the Council was aware of this before allowing the Prior Approval to be implemented	
2. Two Storey side/rear extension and single storey rear extension. (Part Retrospective). 72 Wardhedges Road, Flitton, Bedford, MK45 5EH	
The history of this application was noted and the impact it has on neighbours in the revised form. It was felt to be completely unsatisfactory and Members were concerned about the precedent it may cause if agreed after enforcement action.	
Agreed to <ul style="list-style-type: none"> • Ensure that planning officers are aware of the current use of buildings at Hillside Farm • Object strongly to the application at Wardhedges Road based on the discussion held during the meeting 	DL
4. PLANNING APPEALS and DECISIONS	
The current situation was noted	
5. NEIGHBOURHOOD PLAN	
Cllr Arthur noted that the first draft is now timetabled to be ready by end September so that the referendum can take place. However, the NP Group were still in discussion themselves and with CBC about any potential development sites and what could already be included in this figure and whether more consultation needs to take place. It was agreed that the group were making good progress and should be allowed to carry on with their discussions and timetable.	
6. PLANNING TRAINING	
It was agreed to nominate Cllrs Woodland and Gates to attend the planning training session on Tuesday 16 May, Priory House, Chicksands, Shefford, 6-9pm. subject to their diary commitments	DL
7. AOB	
It was noted that a new application had recently been submitted at 11 Silsoe Road, but not yet received by the Clerk; an extension to comment had been sought earlier that day, so the application could be considered at the next Council meeting in May.	

The meeting ended at 19.30h