



# ST IVES TOWN COUNCIL

## Town Clerk – Matthew Price

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TWINNED WITH STADTALLENDORF

Issued: 16 February 2023

**Cllrs B Chapman, C Morgan, C Smith, A Thompson, J Tiddy, N Wells, J Kerr, M Gleadow**

You are hereby summoned to attend a Meeting of the **Planning Committee** of St Ives Town Council to be held in the **Town Hall** on **Wednesday 22 February 2023 at 7.00 pm**.

**Matthew Price**  
TOWN CLERK

### AGENDA

**PL95.00 APOLOGIES FOR ABSENCE**

To receive and note apologies for absence.

**PL96.00 DECLARATIONS OF INTEREST**

To receive Declarations of Disclosable and/or Non-disclosable Pecuniary Interests as set out in Chapter 7 of the Localism Act 2011 and the nature of those interests relating to any Agenda item.

**PL97.00 PUBLIC PARTICIPATION**

A maximum of 15 minutes in total is permitted for members of the public to address the Committee in accordance with the Town Council's approved Public Participation Policy. Each participant will be limited to 3 minutes in which to make their comments. Comments will be summarised in the minutes.

**PL98.00 MINUTES**

To confirm as a correct record the Minutes of the Planning Committee held on 8 February 2023 (copy herewith).

**PL99.00 PLANNING APPLICATIONS**

To consider the attached list of Planning Applications received (copy herewith).



**PL100.00 DEVELOPMENT MANAGEMENT COMMITTEE**

**Planning Application 22/01205/FUL – 40 Nursery Gardens**

To receive verbal report from Vice Chairman on the decision on the above application made by the Development Management Committee on 20 February.

**Minutes of the Meeting of the Planning Committee of St Ives Town Council  
held in the Town Hall on Wednesday 8 February 2023**

**Present:**

Chairman: Councillor N Wells  
Vice Chairman: Councillor C Smith

Councillors: J Tiddy, R Chapman, C Morgan, J Kerr, M Gleadow, A Thompson

**In attendance:**

Town Clerk: M Price  
Democratic Officer: S Rawlinson

**PL88.00 APOLOGIES**

All Members were in attendance.

**PL89.00 DECLARATIONS OF INTEREST**

**Applications 22/02434/FUL and 22/02435/LBC – Councillor N Wells** – non pecuniary interest as an acquaintance of the architect.

**PL90.00 PUBLIC PARTICIPATION**

No members of the public in attendance.

**PL91.00 MINUTES**

**RESOLVED:** the Minutes of the Meeting held on 25 January 2023 were agreed as a correct record and signed by the Chairman.

**PL92.00 TREE PRESERVATION ORDER NUMBER 22/008 – 11 Enderby's Wharf**

Consideration was given to a proposed Tree Preservation Order on a lime tree at Enderby's Wharf.

**RESOLVED:** that the Tree Preservation Order be supported.

**PL93.00 PLANNING APPLICATIONS**

Consideration was given to the following applications:

**PL93.01 22/02344/FUL**

Demolition of 2 outbuildings and erection of 8 Flats with integral parking  
**26-28 The Broadway**  
**St Ives**

**RECOMMENDATION:**

**Approval** Subject to  
Any new paving being permeable  
Adequate provision for run-off from the additional guttering  
Preservation of the wildflower area as far as possible

**PL93.02 22/02345/LBC**

Demolition of 2 outbuildings and erection of 8 Flats with integral parking  
**26-28 The Broadway**  
**St Ives**

Chairman's  
Initials

**RECOMMENDATION:**

**Approval** Subject to  
Any new paving being permeable  
Adequate provision for run-off from the additional guttering  
Preservation of the wildflower area as far as Possible

**PL93.03****23/00064/P3JPA**

Change of use from former GP Surgery to detached residential dwelling. No external changes to the building are proposed

**The Old Exchange Surgery  
East Street  
St Ives**

**RECOMMENDATION:**

**Approval**  
Appropriate use for the premises

**PL93.04****23/00094/FUL**

Erection of a front, side and rear extension to the existing dwelling house

**35 Houghton Road  
St Ives**

**RECOMMENDATION:**

**Approval**  
Appropriate scale of development  
No adverse impact on the street scene

**PL93.05****23/00106/TRCA**

T1 Ash - fell to near ground level. T2 Ash - remove 3 lowest branches over road. Remove deadwood. T3 Ash - fell to near ground level. T4 Ash - remove major deadwood, damaged/snapped branches and hangers

**19 Westwood Road  
St Ives**

**RECOMMENDATION:**

**Approval** Subject to  
Trees not being cut to below a height of 10 feet

**PL93.06****23/00127/TRCA**

T1 Cypress in back garden: remove branches close to phone line to allow 1m clearance from wires G1 4x Apple trees in back garden: reduce by approx 1 metre to around previous pruning points T2 Lime tree close to house in back garden: remove dead branch at 12m over wall. remove epicormic growth up to 5m

**1 The Waits  
St Ives**

**RECOMMENDATION:**

**Approval**  
Essential tree works

**PL93.07****23/00166/FUL**

Additional storey over existing single storey converted garage, provision of single storey rear conservatory, and provision of permeable driveway

**10 Trent Close****St Ives****RECOMMENDATION:****Approval**

Appropriate scale of development

No adverse impact on street scene

The provision of a permeable driveway is welcomed

**PL94.00****DEVELOPMENT MANAGEMENT COMMITTEE****PL94.01****Application 22/01205/FUL – 40 Nursery Gardens**

This application, previously supported by the Committee had been rejected by HDC and might possibly be referred to Development Management Committee.

The Committee's recommendation was that approval be recommended subject to the fence being no higher than other fences in Nursery Gardens.

**PL94.02****St Ives Non-Motorised Users Route Development Study**

Councillors Wells and Kerr would be attending a Teams Meeting to discuss this in their capacity as District Councillors. The Council had been invited to appoint a representative to attend on its behalf.

**RESOLVED:** that Councillor M Gleadow attend on behalf of the Town Council.

**PL94.03****Sustainability Appraisal**

The Chairman reported that HDC had now concluded its Sustainability Appraisal and suggested that Members take an opportunity to read it at

:<https://huntingdonshire.gov.uk/planning/local-plan-to-2036/monitoring-research-and-evidence-base/sustainability-appraisal/>

Chairman:

Dated: 22 February 2023

Chairman's  
Initials

**APPLICATIONS FOR PERMISSION FOR DEVELOPMENT**  
**22 February 2023**

Application No Applicant/Agent	Proposed Development	Recommendations	Comments
22/01299/FUL  Mr John Blake 32 The Mallards St Ives PE27 6HP	Construction of a front entrance hallway and cloakroom <b>32 The Mallards</b> <b>St Ives</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RD9RAOIKN0W00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RD9RAOIKN0W00</a>	
22/02536/CLPD  Paul Jenner 1 Burrel Road St Ives PE27 3LE	Installation of solar panels <b>1 Burrel Road</b> <b>St Ives</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RMXR63IKJH400">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RMXR63IKJH400</a>	
22/02568/PIP  Mr Anthony Haworth 24 Ramsey Road St Ives PE27 5RD	Proposed residential dwelling at land to the front of 22-24 Ramsey Road, St Ives <b>Land at 22 and 24 Ramsey Road</b> <b>St Ives</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RN92YPIK0HJ00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RN92YPIK0HJ00</a>	
23/00121EXDET  Mr Anton Pal Keenan Project Designs Ltd 3a Parks House Earl Street Rugby CV21 3SS	Single storey rear extension (extends beyond the rear wall by 6m, max height 3.9m) <b>34 Erica Road</b> <b>St Ives</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=ROS1G5IKK5700">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=ROS1G5IKK5700</a>	

<p>23/00212/FUL</p> <p>Mr Andrew Kent APK Architecture and Design Ltd The White House 49 High Street Wrestlingworth SG19 2EP</p>	<p>Erection of two storey rear extension with raised flat roof</p> <p><b>2 Queens Close St Ives</b></p>	<p><a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RPNTIGIKKHZ00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RPNTIGIKKHZ00</a></p>	
<p>23/00241/TRCA</p> <p>Mr Iain Ramsey Chameleon Fencing and Landscaping Ltd 11 Greenfields Earith PE28 3QH</p>	<p>T1 - Willow - Fell   Bumble Bee Cottage</p> <p><b>25 London Road PE27 5ES</b></p>	<p><a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RPT9Z1IK0HJ00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RPT9Z1IK0HJ00</a></p>	
<p>23/80008/COND</p> <p>Mr Dave Pucknell 68 Queen Street Hitchin SG4 9TS</p>	<p>Discharge of condition 5 (Landscaping) for 22/01497/FUL</p> <p><b>8 Broad Leas St Ives</b></p>	<p><a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RO2Q2YIKJUL00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=RO2Q2YIKJUL00</a></p>	