



# St Ives Town Council

## Twinned with Stadtallendorf

Town Clerk: Alison Benfield BA (Hons) FSLCC

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Issued: 16 May 2019

**Councillors N Dibben, D Rowe, R Bellamy, J Davies, T Drye, P Hussain, J Pallant, J Tiddy**

You are hereby summoned to attend a **Meeting of the Planning Committee of St Ives Town Council** to be held on Wednesday 22 May 2019 in the **Town Hall, St Ives at 7:00pm.**

**Alison Benfield BA(Hons) FSLCC**  
Town Clerk

### AGENDA

- PL09.00 APOLOGIES FOR ABSENCE**  
To receive and note apologies for absence.
- PL10.00 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.
- PL11.00 PRESENTATION FROM DEVELOPERS**  
To receive presentation from Barton Willmore, developers of the Wyton on the Hill Garden Project.
- PL12.00 PUBLIC PARTICIPATION**  
A maximum of 15 minutes is permitted for members of the public to address the Committee in accordance with the Town Council's approved Public Participation Policy.
- PL13.00 MINUTES**  
To confirm as a correct record the Minutes of the Meeting of the Planning Committee held on 9 May 2019 (copy herewith).
- PL14.00 PLANNING APPLICATIONS**  
To consider the attached list of Planning Applications received (copy herewith).
- PL15.00 DEVELOPMENT MANAGEMENT COMMITTEE / UPDATED INFORMATION**  
To receive updated information from the local planning authority(if any).



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**Minutes of the Meeting of the Planning Committee of St Ives Town Council  
held at the Town Hall St Ives on Thursday 9 May 2019**

**Present:**

Town Mayor: Councillor D Rowe [in the Chair for Item PL01.00]

Councillors: N Dibben, J Davies, J Tiddy, P Hussain, T Drye, J Pallant

**In attendance:**

Committee Clerk: S Rawlinson

**PL01.00 APPOINTMENT OF CHAIRMAN FOR THE ENSUING MUNICIPAL YEAR 2019/20**

**RESOLVED:** that Councillor N Dibben be appointed Chairman for the ensuing municipal year.

**PL02.00 APOLOGIES FOR ABSENCE**

An apology for absence was received from Councillor R Bellamy (Personal).

**PL03.00 APPOINTMENT OF VICE CHAIRMAN FOR THE ENSUING MUNICIPAL YEAR 2019/20**

**RESOLVED:** that Councillor D Rowe be appointed Vice Chairman for the ensuing municipal year

**PL04.00 DECLARATIONS OF INTEREST**

No declarations were made.

**PL05.00 PUBLIC PARTICIPATION**

The Civic Society of St Ives commented as follows:

**Application 19/00026/FUL - 20 Wellington Street** - The revised drawing (added to HDC's website on 30/4/10) is at odds with the previous proposals (dated 11/3/19 on the website). On the assumption the balcony is now proposed to extend only 1.3m from the first floor wall this will clearly be less obtrusive and intrusive than originally proposed. However, the previous glazed sides to the balcony are now proposed to be 1.1m high brickwork topped with 0.7m of 'natural screens'.

The Society consider brickwork to be more obtrusive and doubt that 'natural screens' have the necessary long life to satisfy a planning requirement. Consideration needs to be given to ensuring there is the least possible loss of light to the neighbours. The screens should be fully specified before approval.

**Application 19/00597/S73 - Land at former Golf Course** - A resident of Houghton Road informed Members of his concerns regarding the developer's non-compliance with the terms of their management plan. Unauthorised vehicles continued to use the Knights Way entrance and no operative was permanently on site to prevent this. He had made several approaches to HDC on the matter but there had been no long term improvement to the situation.

**PL06.00 MINUTES**

**RESOLVED:** that the Minutes of the Meeting of the Planning Committee held on 24 April 2019 are confirmed as a correct record and signed by the Chairman.

Chairman's  
Initials

**PL07.00 PLANNING APPLICATIONS**

The following applications were considered by the Planning Committee:

**PL07.01 19/00597/S73**

Variation of Condition 1 of 16/00679 for temporary site access for construction traffic. This includes no dig haul road, drop kerb access via public highway, removal of existing hedge. For duration of construction works. The current permission is due to expire on 18 August 2019

Land at former Golf Course, Houghton Road

**RECOMMENDATION: Observation**

At the current rate of building, it is considered that a 1-year time extension would be more appropriate.

The number of complaints about violations of the existing conditions is noted. The developer needs to put in place far more robust measures to ensure that unauthorised vehicles can not enter the site entrance. The presence of a site operative/gatekeeper, as stated in the original construction plan, needs to be enforced. If not provided by the developer, HDC should appoint an operative at the developer's expense to ensure site regulations are adhered to.

The site management plan needs amendment to ensure lorries park in a safe location nearby (to be specified) and are given authorisation individually to enter the site.

Given the granting of a time extension it is reasonable to seek enhanced reinstatement conditions. The installation of mature trees should be considered.

**PL07.02 19/00553/CLPD**

Single storey extension to the rear  
19 North Road

**RECOMMENDATION: Approval**

Appropriate scale of development  
In keeping with the street scene

**PL07.03 19/00649/FUL**

Demolition of existing conservatory and erection of proposed single storey extension to house kitchen/diner with internal works throughout. Demolition of front protruding window and set window back into wall. Removal of garage door and door/window to be set  
22 Constable Road

**RECOMMENDATION: Approval**

Appropriate scale of development  
In keeping with the street scene

**PL07.04**     **19/00026/FUL**  
Proposed Balcony  
20 Wellington Street

**RECOMMENDATION:**     **Approval**  
In principle, subject to:  
The reduction in size of the balcony is welcomed but it is considered brick screening is intrusive and a lighter material would be preferred which would still preserve the privacy of neighbours, ie obscured glass panels

**PL07.05**     **19/00803/FUL**  
Proposed first floor extension over existing flat roof extension to the side and replace existing flat roof to the front with a lean-to roof  
26 Scrolans

**RECOMMENDATION:**     **Approval**  
Appropriate scale of development  
In keeping with the street scene

**PL08.00**     **DEVELOPMENT MANAGEMENT COMMITTEE / UPDATED INFORMATION**

There were no matters relating to St Ives.

The Chairman informed Members that the developers of the proposed site at RAF Wyton would be holding an Open Day on 11 May.

Chairman:

Dated: 22 May 2019

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**ST IVES TOWN COUNCIL PLANNING COMMITTEE: 22 May 2019  
APPLICATIONS FOR PERMISSION FOR DEVELOPMENT**

<b>App No &amp; Date Reg</b>	<b>Name and Address of Applicant/Agent</b>	<b>Proposal and Location</b>	<b>Available to view:-</b>
19/00789/FUL  09/05/2019	Mrs Norton Mr Jon Trahearn 21 Stirling Road St Ives PE27 3UU	Single storey front extension  <b>8 Abbots Crescent St Ives PE27 3YB</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PPYKLVIKKYJ00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PPYKLVIKKYJ00</a>
19/00832/FUL  09/05/2019	Mrs Tamana Khalid Mr Richard Biddle 60 Maytrees St Ives PE27 5WZ	Remove existing small lean-to shed and construct an attached single storey extension at rear of property  <b>23 Greengarth St Ives PE27 5QS</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQ77O8IKL2100">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQ77O8IKL2100</a>
19/00857/LBC  14/05/2019	Lloyds Pharmacy Ltd Maintenance Management Ltd 6 Bramley Road Bletchley MK1 1PT	Repairs to front elevation installing restraint straps and restoration of stone window surrounds. External redecoration. Replacement of non-historic window and door to rear elevation.  <b>4 The Pavement St Ives PE27 5AD</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQISH4IKL5S00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQISH4IKL5S00</a>
19/00871/FUL  09/05/2019	Mr and Mrs Davies Simon Ward Architectural Design 22 The Quadrant St Ives	Proposed single storey rear extension replacing existing conservatory  <b>10 Tenterleas St Ives PE27 5QP</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQM6IBIKL7200">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQM6IBIKL7200</a>
19/00929/TREE  15/05/2019	Mr Richard Hallas 167 Leetham House Leetham Lane York YO1 7PE	Poplar - Take up canopy and reduce height/width Willow - Raise canopy Poplar - Remove as ground is collapsing ground roots  <b>11 Enderbys Wharf London Road St Ives PE27 5GT</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PR4HOJIK0FS00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PR4HOJIK0FS00</a>
19/00899/TRCA  15/05/2019	Mr Loader MJC Tree Care 5 Gloucester Road Brampton PE28 4QQ	Ash - Reduce by 30% (4m out of the top and pull the laterals in by 2.5m)  <b>34 Fairfields St Ives PE27 5QG</b>	<a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQTD4SIKL9T00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PQTD4SIKL9T00</a>

<p>19/80163/COND 15/05/2019</p>	<p>Cromwell Place Surgery Perpetua in Perpetuum Ltd 4 Belmont Place Cambridge CB1 1AR</p>	<p>Conditional Information for 18/00278/FUL: C3 (Materials), C4 (Architectural Details) <b>Cromwell Surgery</b> <b>Cromwell Place</b> <b>St Ives</b> <b>PE27 5JD</b></p>	<p><a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PR70MCIKLFK00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PR70MCIKLFK00</a></p>
<p>19/80161/COND 5/15/2019</p>	<p>Cromwell Place Surgery Perpetua in Perpetuum Ltd 4 Belmont Place Cambridge CB1 1AR</p>	<p>Conditional Information for 18/00278/FUL: C8 (Traffic Management Plan), C9 (Ecology <b>Cromwell Surgery</b> <b>Cromwell Place</b> <b>St Ives</b> <b>PE27 5JD</b></p>	<p><a href="https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PR536AIKLEN00">https://publicaccess.huntingdonshire.gov.uk/online-applications/applicationDetails.do?activeTab=details&amp;keyVal=PR536AIKLEN00</a></p>