

**Minutes of the Meeting of the Planning Committee of St Ives Town Council  
held via Zoom on Wednesday 10 February 2021**

**Present:**

Chairman: Councillor N Dibben

Vice Chairman: Councillor D Rowe

Councillors: J Tiddy, P Hussain, J Davies, N Wells, C Smith, T Drye, J Pallant (ex officio)

**In attendance:**

Committee Clerk: S Rawlinson

**PL68.00 APOLOGIES**

All Members were in attendance.

**PL69.00 DECLARATIONS OF INTEREST**

**Application 17/01437/s73 – Councillor J Pallant** – non pecuniary interest as an acquaintance of the applicant.

**Application 17/01437/s73 – Councillor T Drye** – non pecuniary interest as Chairman of Kick Youth Group which uses the Church facilities.

**Application 20/02218/FUL - Councillor P Hussain** – non pecuniary interest as an acquaintance of the applicant.

**PL70.00 PUBLIC PARTICIPATION**

The Civic Society of St Ives made the following comments:

**Application 20/02218/FUL** - The drawings are not clear in that drawing Nr 4 indicates the first floor extension over-sails the boundary with 13 Kingsbrook. Elsewhere a path is indicated between the proposed dwelling and the boundary.

Notwithstanding, the Society consider this proposal to be overdevelopment and the design, especially the elevation towards 13 Kingsbrook, being visible from the public highway, to be unacceptable. Furthermore, 'on-street' parking in the immediate area is endemic, it will be exacerbated if this application is approved.

**Application 20/02364/FUL** - The Society made no comment on the original drawings; the revision restricts over viewing of adjacent properties whilst continuing to offer a means of escape from fire.

**Application 20/02597/LBC** - The Society welcomes this work to one of the landmark buildings in the town centre.

**PL71.00 MINUTES**

The Minutes of the Meeting held on 27 January 2021 were agreed as a correct record and would be signed by the Chairman in due course.

**PL72.00 PLANNING APPLICATIONS**

Consideration was given to the following applications:

**PL72.01 17/01437/s73**

Amendment of Condition 6 to allow the building to be open 24 hours a day with amplified music being allowed between 09:00 to 21:30

Chairman's  
Initials

Sundays to Thursdays and between 09:00 to 23:00 Fridays and Saturdays  
 The Bridge Church  
 2 Burrel Road  
 St Ives

**RECOMMENDATION:****Approval**

There is no objection to the application although the Committee would still prefer there to be a trial period of perhaps one or two years to ensure no objections from neighbours. It is noted, however, that over the several years of operation no issues have arisen.

**PL72.02****20/02218/FUL**

New 2-storey 3 bedroom dwelling with a room in the loft space on land and creation of access  
 24 All Saints Green  
 St Ives

**RECOMMENDATION:****Refusal**

Overdevelopment  
 Not in keeping with the street scene  
 The attic accommodation is much higher than that of surrounding properties  
 The side elevation needs to be parallel to one or other of the roadways rather than at an awkward angle.

**PL72.03****20/02448/FUL**

Proposed rear 2 storey extension  
 64 Green Leys  
 St Ives

**RECOMMENDATION:****Approval**

Appropriate scale of development for the site  
 No adverse effect on street scene  
 Similar to other extensions in the area

**PL72.04****20/02487/FUL**

Removal of existing conservatory, proposed new porch to front of property and single storey extension to the rear  
 10 Ilex Road  
 St Ives

**RECOMMENDATION:****Approval**

Appropriate scale of development for the site  
 No adverse effect on street scene  
 Similar to other extensions in the area

**PL72.05****20/02364/FUL**

First floor rear extension to dwelling  
 Oakdale  
 3 The Drive  
 St Ives

**RECOMMENDATION:****Approval**

The amended design without the balcony is welcomed.

**PL72.06**      **20/02597/LBC**  
 Deconstruction of partially collapsed chimney stack between and serving both 26 and 28 Bridge Street and reconstruction to near original format  
 26 Bridge Street  
 St Ives

**RECOMMENDATION:**      **Approval**  
 The repair is welcomed.  
 No objections to the proposal which is in keeping with the original structure of the building.  
 The clear presentation of the information in the plans is appreciated.

**PL72.07**      **21/00007/CLED**  
 Single storey rear extension  
 11 Rushington Close  
 St Ives

**RECOMMENDATION:**      **Approval**  
 Appropriate scale of development for the site  
 No adverse effect on street scene  
 Similar to other extensions in the area.

**PL72.08**      **21/00013/FUL**  
 Proposed two storey rear extension and double garage and further internal works  
 130 Needingworth Road  
 St Ives

**RECOMMENDATION:**      **Approval, subject to**  
 Confirmation that the existing trees located near to the proposed garage site are retained  
 Any trees removed should be replaced.

**PL73.00**      **LOCAL VALIDATION LIST REQUIREMENTS**  
 Members were in receipt of consultation documents from Cambridgeshire County Council.

**RESOLVED:** that the information be received and noted. The Committee had no comments to make on the consultation.

**PL74.00**      **DEVELOPMENT MANAGEMENT COMMITTEE**  
 The next meeting would be on 15 February. There were no matters relating to St Ives on the agenda.

Chairman:

Dated:

Chairman's  
 Initials