

## Bretton Parish Council

### Minutes of the Planning and Environment Committee special meeting held on the 14<sup>th</sup> August 2018 at 7.30 p.m. at the Parish Offices, Unit 2, Pyramid Shopping Centre, Bretton.

**Present:** Councillors – M Clements, A Ellis (presiding) and C Rudd.

**Residents:**

**Others:** B Champness – Clerk,

	<b><u>Open Forum</u></b>	
	The meeting was formally opened at 19.30. There were no members of the public present.	
<b>18</b>	<b><u>Apologies for Absence &amp; Resignations</u></b>	
	<b>18.1</b>	Apologies were received from P Gatward (personal), J Merrill (personal)
	<b>18.2</b>	<b>Resolved:</b> that the apologies be accepted.
<b>19</b>	<b>Declaration of Interest</b> – To receive Declarations of Disclosable Pecuniary and Other Interests, as set out in Chapter 7 of the Localism Act 2011 and the nature of those interests relating to any Agenda item	
	<b>19.1</b>	No one declared an interest on any matter on the agenda
<b>20</b>	<b>To approve minutes of the meeting held on Tuesday 12<sup>th</sup> June 2018 (P&amp;E18-01)</b>	
	<b>20.1</b>	<b>Resolved:</b> The minutes of the meeting on the 12 <sup>th</sup> June 2018 were confirmed as a true record and signed by the Chairperson
<b>21</b>	<b><u>Planning Applications – to include</u></b>	
	<b>21.1</b>	<p><b>To Approve – the amended plan 18/00491/R3FUL</b> - conversion of upper floors to 43 residential flats and construction of additional floorspace to upper storey. Alterations to existing elevations through insertion/amendment of windows and cladding at Bretton Court, Rightwell East. The amended plans were considered. It was <b>resolved</b> that there are still several issues and until they are resolved we will object to this planning application. It was agreed that the idea of creating temporary accommodation at this location is valid, however, until amendments have been made to the plans we are unable to fully agree to them.</p> <p>Our objections are as follows:</p> <ul style="list-style-type: none"> <li>• Upon consideration of the first plan we asked whether the development was sheltered housing. This question was posed to the developer and the reply was “no this is not sheltered housing”. With all due respect this is complete nonsense as the planning application clearly states that this renovation is for sheltered housing. In this case it seems that the response from the developer is inconsistent with the application they have put forward.</li> </ul>

		<ul style="list-style-type: none"> <li>• If this development is sheltered housing then, although there is no provision for car parking, we would anticipate that a warden will need to be in attendance and on site, this would require the provision of accommodation for them or office space.</li> <li>• If this development is not for sheltered accommodation, then there is no provision for resident's car parking at all. As per Appendix V of the Peterborough Local Plan there should be an allocation of one parking space per dwelling, in line with the objection by Highways asking for 56 spaces.</li> <li>• It is anticipated that there will be families living in this development, there is no provision for storing pushchairs and items associated with having a young family in this development.</li> <li>• We are pleased that additional cycle spaces will be allocated, however, we are concerned about where they will be situated. It is a concern that the cycle shelter may obstruct the emergency access routes. It is noted that the bins are also situated within this area so that this area will be cramped reducing ease of movement.</li> </ul>
<b>22</b>	<b><u>Any Other Business – Reminder by Law – information exchange only no decisions can be made</u></b>	
	<b>22.1</b>	It was noted that application 18/00821/FUL Temporary removal of topsoil, laying of hardstanding and access tracks and protective hoarding to create construction compound at Land North and East of Lloyds Banking Group Building Stirling Way Peterborough. There being no further business the meeting was formally closed at 20.05
<b>23</b>	<b>The date of the next meeting – to be held on Tuesday 11<sup>th</sup> September 2018 at 19.30</b> at the Parish Office, Unit 2, Pyramid Shopping Centre, Bretton.	