

# Sandy Town Council

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**To: Cllrs J Ali, A Jackson, K Lynch, A Maycock, C Osborne, M Pettitt, M Scott, D Sharman, S Sutton and G White**

**cc Cllrs P N Aldis, C Butterfield, M Runchman, R Smith, S Walsh.**

You are hereby summoned to attend a meeting of the Development Scrutiny Committee of Sandy Town Council which will be held in the Council Chamber at 10, Cambridge Road, Sandy, Bedfordshire on Monday 23 September 2013 at 6.45pm. The items of business to be transacted are specified below.

*Delia M Shephard*

Delia Shephard  
Town Clerk  
10 Cambridge Road  
Sandy  
SG19 1JE

16 September 2013

## **A G E N D A**

### **1 Apologies**

### **2 Declarations of interest**

*Under the Localism Act 2011 members of Council are not required to make oral declarations of interest at meetings but may not participate in discussion or voting on any items of business in which they have a Disclosable Pecuniary Interest (DPI) and under Sandy Town Council's Standing Orders must leave the room for the duration of all discussion on such items. (All members' register of interests are available on the Sandy Town Council website or on application to the Clerk.)*

*This item is included on the agenda to enable members to declare new DPIs and also to draw attention to their stated DPIs and also any non-disclosable personal interests which they have declared under Sandy Town Council's adopted Code of Conduct and which may be relevant to items on the agenda.*

- i) Disclosable Pecuniary Interests*
- ii) Personal Interests*

# Sandy Town Council

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## 3 Planning Applications

To consider the following applications submitted for comment by Central Bedfordshire Council

|                   |   |  |
|-------------------|---|--|
| 02/09/13<br>63/13 | CB/13/02916/ FULL<br>RSPB<br>The Lodge<br>Sandy<br>SG19 2DL                                   | A wind energy development comprising the erection of one wind turbine, with a maximum overall height of up to 100m together with access tracks, crane pad area, electricity sub-station, temporary construction compound and amended vehicular access on land at RSPB, The Lodge, near Sandy |
| 06/09/13<br>64/13 | CB/13/02320/ FULL<br>Mr P Bradley<br>RSPB<br>Gatehouse Shop<br>The Lodge<br>Sandy<br>SG19 2DL | Creation of 3 Wildlife Ponds with associated drainage at The Lodge, Potton Road, Sandy, Beds.  |
| 12/09/13<br>65/13 | CB/13/02021/ MW<br>Mr J Glen<br>Bridge Farm<br>Bedford Road<br>Sandy<br>SG19 1ND              | Creation of a lake as a wildlife habitat, by mineral extraction, for the enhancement of the site at land at Bridge Farm, Bedford Road, Sandy, Beds.<br><br><b>Near neighbours Ivel Cottage, Girtford Bridge, Sandy notified.</b>   |

## 4 Late Planning Applications

To review any late planning applications from Central Bedfordshire which otherwise could not be commented upon.

## 5 Planning Application CB/13/01874/MW - former Plant Site, New Road, Sandy

To reconsider the above mentioned planning application in the light of clarification of on HGV traffic levels and make additional comments if appropriate.

## 6 Minutes of previous meeting

To consider the minutes of meeting of the Development Scrutiny Committee held on Monday 12 August 2013 and to approve them as a correct record of proceedings.

## 7 Items for Information

To note any decision notices or outcomes of appeals.

## Delia Shephard

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**From:** James <James@alexanders-agval.co.uk>  
**Sent:** 29 August 2013 10:04  
**To:** David Peachey  
**Subject:** Planning Application CB/13/01874/MW

Dear David,

I write further to our previous correspondence and specifically with regard to the number of vehicle movements and proposed site tonnage.

To clarify the position the planning application advised a maximum storage capacity of 150,000t was entered to allow room for growth if required; the movements we calculated were based on 20 site deliveries on average per day using 20t lorries.

Taking 20 deliveries per day @ 20t this would equate to 400 tonnes per day maximum delivery. Taking your figure of 280 working days per year this would give rise to a total capacity of 112,000 tonnes per year. I have discussed this with my client and can confirm that we would be happy to reduce the annual tonnage to 112,000 tonnes.

Following on from our recent conversation, you asked me to clarify whether a skip would be placed on site for any waste material that could not be processed, I have discussed this with my client and we would expect to have one skip on site which we envisage will be emptied on average once every two weeks.

With regard to the Permissive footpath along the Kingfisher Way, this is currently open as part of my clients Countryside Stewardship Scheme agreement, which expires at the end of September 2013. My client would like to keep this open, although as it can not be entered into any new Natural England scheme I understand that it will have to be closed.

I trust the foregoing is clear and should you wish to discuss any matters please do not hesitate to contact me.

Kind Regards

James

**James Bailey BSc (Hons) MRICS, MBIAC, MARLA**

**Alexanders, Acre House, 70c High Street, Huntingdon, Cambs, PE29 3DJ**

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# SANDY TOWN COUNCIL

## DETAILS OF PLANNING APPLICATIONS RECEIVED FROM CENTRAL BEDFORDSHIRE COUNCIL

| DATE/REF          | APPLICANT   | DETAILS OF DEVELOPMENT  | TOWN COUNCIL COMMENTS  | CENTRAL BEDS NOTIFIED  | CENTRAL BEDS DECISION |
|-------------------|---|---|--|--|-----------------------|
| 10/07/13<br>52/13 | CB/13/01874/<br>AW<br>Mr R Banks<br>29 St Neots Road<br>Sandy<br>SG19 1LD   | Change of use of land to an inert waste recycling centre by screening, crushing and washing together with retrospective change of use of land to a mix of fishing and nature conservation uses and associated engineering operations to create fishing swims at former plant site, Warren Villas Quarry, New Road, Sandy, Beds. | <del>Resolved to make no objections to the application.</del> The Town Council would support <del>no right turn</del> when leaving the site and the rejuvenation of the site for a fish farm. Concerns about access and egress on the A1. Support the transport statement, in accordance with paragraph 3 about limiting number of vehicles to no more than twenty movements with 20 tonne vehicles. If the restriction on vehicle movements is made a condition no nuisance will be caused. | Develop-<br>ment<br>Scrutiny<br><br>15/07/13<br><br>18/07/13 |                       |
| 11/07/13<br>53/13 | CB/TCA/13/<br>00186<br>Mr M Jenner<br>Ground Control<br>Kingfisher House<br>Radford Way<br>Billericay<br>CM12 0EQ | Works to a tree within a Conservation Area:<br>Remove One Horse Chestnut Tree on the boundary with No. 4 Park Mews and No.12 Park Road at Sandy Delivery Office, Park Road, Sandy, Beds.<br><br><b>Near neighbours<br/>1,2,3,4,5 Park Mews, 12<br/>Park Road, Sandy<br/>notified.</b>   | <b>Resolved</b> to regret the removal of the tree as this is a fine specimen of a Horse Chestnut located within the conservation area.   | Develop-<br>ment<br>Scrutiny<br><br>15/07/13<br><br>18/07/13 |                       |

**From:** David Peachey [mailto:David.Peachey@centralbedfordshire.gov.uk]  
**Sent:** 11 September 2013 10:26  
**To:** Carol Baker-Smith  
**Cc:** Cllr Caroline Maudlin; Cllr Nigel Aldis  
**Subject:** CB/13/01874/MW - former Plant Site, New Road Sandy

Dear Sir / Madam

I previously consulted Sandy Town Council on the above mentioned planning application and your reply (see attached) was received on 18 July 2013.

I have received the attached e-mail correspondence from the applicant's agent which seeks to clarify the application information on HGV traffic levels, as it appeared to me that there were some inconsistencies in the limited information originally provided. You will see that the proposed maximum annual capacity (throughput) is now 112,000 tonnes, as opposed to the previously stated figure of 150,000 tonnes. On this basis, the applicant calculates that there would be a maximum requirement for 20 HGV deliveries (400 tonnes) per working day (pro rata for part days). In terms of HGV movements therefore, the request is for a maximum number of 40 per day (i.e. 20 in and 20 out). This compares to the previously stated maximum of 20 movements per day.

If the Town Council wishes to review its earlier consultation response in light of this clarification in respect of traffic, please could you let me have any comments within the next 14 days.

Please do not hesitate to contact me as the case officer (tel 0300 300 6211 if you need to discuss any aspect of this application).

Yours sincerely

**David Peachey**  
Principal Minerals and Waste Officer  
Minerals and Waste Team - Shared Service for Central Bedfordshire and Bedford Borough Councils  
Development Management

**Central Bedfordshire Council** Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire,  
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