

**The minutes of the meeting of the Planning, Infrastructure & Transport
Committee of Campbell Park Parish Council held**

on Monday 4th October 2021

at the Oldbrook Centre, Oldbrook Boulevard, Oldbrook

commencing at 6.30pm

This meeting was open to the Public

30/21 Members Present

Cllr T Baines

Cllr P Dunn

Cllr B Greenwood

Cllr R Golding

Cllr D Kendrick

In Attendance

T Jones, Committee Clerk

31/21 Apologies for Absence

Cllr V Dixon - ill

Cllr P Halton-Davis - holiday

32/21 Declarations of Interest

None

33/21 Non-Committee Members/Members of the Public Present

2 Oldbrook residents

34/21 Minutes of the Previous Meeting/s

Committee approved the minutes of the last meeting held on 6th September 2021.

35/21 Public Involvement – Deputations, Petitions and Questions

2 Oldbrook residents spoke against application 21/02789/FUL

Committee agreed to bring forward the consideration of this application.

The residents left the meeting on conclusion of this item.

36/21 Planning Applications, consultations and any other plans brought to the meeting by the Clerk that must be considered before the next meeting.

i. 21/02660/FUL

Proposal: The erection of a ground floor front and side extension
At: 1 Tattam Close Woolstone Milton Keynes MK15 0HB

Deadline: 5th October Planning Officer: Sonia James

Committee resolved to make no comment.

ii. 21/02690/FUL

Proposal: Erection of single storey front and first floor rear extension to the main dwelling and single storey rear extension to the garage (re-submission of 21/01494/FUL)
At: Clough House 5 Tattam Close Woolstone Milton Keynes MK15 0HB

Deadline: 8th October Planning Officer: Wendy Choi

Committee resolved to make no comment.

iii. 21/02782/ADV

Proposal: Advertisement Consent for: internally illuminated fascia signage and internally illuminated projecting sign
At: 10 Duckworth Court Oldbrook Milton Keynes MK6 2RX

Deadline: 12th October Planning Officer: Sonia James

Committee resolved to make no comment.

iv. 21/02789/FUL

Proposal: Replacement of front window of storage room to door and window and installation of roof light
At: 188 Oldbrook Boulevard Oldbrook Milton Keynes MK6 2HG

Deadline: 13th October Planning Officer: Sonia James

Committee resolved to object to this application as they believe that there is an intention to sub-let the property once these alterations have been made.

If the Planning Officer is minded to approve this application, Committee would request that a condition is applied that this property cannot be sub-let without seeking prior permission to do so.

Committee further resolved that Cllr Baines would write to the owner of 188 Oldbrook Boulevard regarding parking on the grass area, which CPPC maintain, with a view to reporting this to MK Council for enforcement action should this persist.

Committee also resolved to contact Planning Enforcement to request a review of the hours and days construction work is taking place on site as

we have received a report of a possible breach of the construction operating times with works are taking place on Sundays.

v. 21/02788/FUL

Proposal: Erection of single storey front extension with roof light, single storey rear extension, 2 storey side and rear extension

At: 202 Oldbrook Boulevard Oldbrook Milton Keynes MK6 2HG

Deadline: 13th October

Planning Officer: Sonia James

Committee resolved to object to this application on the basis that this property is currently let as an Air B&B/HiMO.

If the Planning Officer is minded to approve this application, Committee would request that a condition is applied that this property cannot be sub divided and sub-let without seeking prior permission to do so.

vi. 21/02165/FUL

Proposal: Continued change of use from residential (use class C3) to 4 bedroom HMO (use class C4).

At: 34 Shackleton Place Oldbrook Milton Keynes MK6 2PX

Deadline: 14th October

Planning Officer: Tamlin Barton

As this was a resubmission/amendment to an application previously considered by Committee, Committee resolved to repeat its previous response, as follows;

Committee resolved to object to this application as CPPC are aware that this property is already operating illegally as a HiMO. CPPC are also aware that No. 30 Shackleton Place is also a HiMO. This leaves No.32 – a private home – “sandwiched” which is contrary to MK Council policy.

Committee also believe this application does not meet the necessary parking standards and also lacks the necessary bin storage, cycle storage etc. The area surrounding this property also exceeds the 30% density of HiMO’s within the immediate vicinity.

vii. 21/02790/FUL

Proposal: Erection of new front porch, a single storey bay window on south elevation, a single storey side link extension to garage with balcony above, a rear extension and roof replacement to garage incorporating dormers and roof lights on roof pitches, and fenestration alterations to house.

At: 3 Wilford Close Woolstone Milton Keynes MK15 0HA

Deadline: 14th October

Planning Officer: Tamlin Barton

Committee resolved to make no comment.

viii. 21/00999/OUTEIS - AMENDED PROPOSAL (linked to Agenda Item 10)

Proposal: Hybrid planning application encompassing: (i) outline element (with all matters reserved) for a large-scale mixed-use urban extension (creating a new community) comprising: residential development; employment including business, general industry and storage/distribution uses; a secondary school and

primary schools; a community hub containing a range of commercial and community uses; a new linear park along the River Ouzel corridor; open space and linked amenities; new redways, access roads and associated highways improvements; associated infrastructure works; demolition of existing structures and (ii) detailed element for strategic highway and multi-modal transport infrastructure, including: new road and redway extensions; a new bridge over the M1 motorway; a new bridge over the River Ouzel; works to the Tongwell Street corridor between Tongwell roundabout and Pineham roundabout including new bridge over the River Ouzel; alignment alterations to A509 and Newport Road; and associated utilities, earthworks and drainage works
At: Milton Keynes East, Land East And West of A509 London Road, Newport Pagnell, MK16 0JA

Deadline: 12th October

Planning Officer: MK East Caseworker

Committee resolved to support the application and the closure of Carleton Gate in Willen.

CPPC recently undertook a consultation with Willen residents, sending a consultation document to every home. The outcome of the consultation was that the majority of residents supported the closure of Carleton Gate.

ix. 21/02440/OUTEIS

Proposal: Outline application (matters of access to be considered with matters of layout, scale, appearance and landscaping reserved) for storage and distribution (Use Class B8) floorspace, with ancillary offices and associated infrastructure, including access, parking, servicing and landscaping.

At: Land At Caldecote Farm, Willen Road, Newport Pagnell

Deadline: 21st October

Planning Officer: MK East Caseworker

Committee resolved to support the application.

x. 21/02654/PANSOL

Proposal: Prior approval for the installation of roof mounted solar PV

At: Winterhill House Snowdon Drive Winterhill Milton Keynes MK6 1AP

Deadline: 18th October

Planning Officer: Josh Kwok

Committee resolved to support this application.

xi. 21/02785/FUL

Proposal: Garage conversion to form an annexe, single storey side extension and porch extension to form part of the annexe

At: 66 Padstow Avenue Fishermead Milton Keynes MK6 2ES

Deadline: 20th October

Planning Officer: Emily Kingswell

Committee resolved to request that, if the Planning Officer is minded to approve this application, that a condition is applied that this property cannot be sub-let without seeking prior permission to do so.

xii. 21/02879/FUL

Proposal: First floor side extension over existing garage & part two storey, part single story rear extension.

At: 47 Portland Drive Willen Milton Keynes MK15 9HU

Deadline: 22nd October

Planning Officer: Rachel Larner

Committee resolved to make no comment.

xiii. 21/02885/FUL

Proposal: Replacement of existing conservatory with single storey front extension, construction of new front entrance lobby, erection of new cold store and fencing, & external landscaping works including new and replacement lighting

At: The Barge Inn 15 Newport Road Woolstone Milton Keynes MK15 0AE

Deadline: 22nd October

Planning Officer: Rachel Larner

Committee resolved to make no comment.

The following item/s were tabled:

xiv. 21/02960/DISCON

Proposal: Approval of details reserved by condition 3 (External Materials) permission ref. 20/01472/FUL for the construction of a no. 2 bedroom end of terrace dwellings with associated parking and landscaping

At: 96 Perran Avenue Fishermead Milton Keynes MK6 2JP

Deadline: 1st November

Planning Officer: Charlotte Ashby

Committee resolved to make no comment.

The following notifications have been received:

xv. 21/ 02742/CLUP

Proposal: Certificate of lawfulness for a proposed single storey side extension

At: 4 Tattam Close Woolstone Milton Keynes MK15 0HB

Committee resolved to make no comment.

37/21 Licensing

The following application was tabled:

- i. Street Trading Consent Boroughwide Renewal - Coffee Blue - 156485

LOCAL GOVERNMENT (Miscellaneous Provisions) Act 1982

Boroughwide Street Trading Consent – Renewal

We have received an application from Coffee Blue Milton Keynes West Ltd (HJ70 KNH) on 30/09/21 to trade Boroughwide for the following times:

Monday to Friday 13:00 to 16:00

Boroughwide consents allow for no more than 20 minutes trading in any 100 metre part of any one Consent Street on any one day.

Please note that Street Trading is prohibited within 250 metres of any school's entrances and/or exits, during main school hours and 30 minutes following a

school's normal closing time. Main school hours means the normal opening times for any particular school, whilst the students are being educated including lunch breaks but does not include times when the premises are open for after school activities. The prohibition applies to all school types such as; Infant, Junior, Primary, Secondary, Academy, Special, College and applies to static street traders (i.e. kebab vans) and Boroughwide street traders (i.e. ice cream vans). The effective date of the prohibition is from the 26th April 2019.

If you have any observations to make then would you please advise in writing by the **28/10/21**

Committee resolved to make no comment.

38/21 Update on Past Representations

The Committee is invited to note the outcome of the following applications.

38a/21 Permitted

- i. 21/01439/FUL - 188 Oldbrook Boulevard Oldbrook Milton Keynes MK6 2HG
- ii. 21/02062/FUL - 50 Grace Avenue Oldbrook Milton Keynes MK6 2XW
- iii. 21/02251/FUL - 18 Butterfield Close Woolstone Milton Keynes MK15 0BZ

38b/21 Refused

No refusal notifications have been received.

38c/21 Not Required

- i. 21/02473/PNHSE - 59 Trueman Place Oldbrook Milton Keynes MK6 2QU

39/21 Appeals

- i. **1 Linford Lane, Willen, Milton Keynes MK15 9DL**
Appeal Ref: APP/Y0435/D/21/3267523
Planning Inspectorate have dismissed the appeal.

40/21 Consultations

Committee noted that the Clerk to Council had circulated details of the MK Council Draft Supported Accommodation Strategy and encouraged members to comment on this individually by 26th October.

41/21 Planning Enforcement Updates

- i. **51 Edrich Avenue - 21/00377/ENF** (Minute 22/06/21 1.e)

Committee noted the following response received from MK Council Planning Enforcement;

We have investigated your concerns and can confirm that in the approved plans of 18/01030/FUL there were two doors, one for the main house and the other for the approved residential annexe, therefore no breach on this aspect.

We served the owner with a Planning Contravention Notice for your concerns of subdivision, and we can also confirm that no subdivision has taken place.

Accordingly we have closed the case.

- ii. **HiMO's in Verity Place, Oldbrook** (Minute 07/21iii)
Committee noted the Update from MK Council Planning Enforcement:
Cases are already under investigation for the following;

<i>21/00346/ENF</i>	<i>7 Verity Place</i>	<i>Notice issued</i>
<i>21/00349/ENF</i>	<i>15 Verity Place</i>	<i>Notice issued</i>
<i>21/00347/ENF</i>	<i>8 Verity Place</i>	<i>Notice Issued</i>
<i>21/00345/ENF</i>	<i>6 Verity Place</i>	<i>Notice Issued</i>
<i>21/00348/ENF</i>	<i>13 Verity Place</i>	<i>Case closed following investigation</i>

42/21 Milton Keynes East Development

- i. Committee received the report by Cllr Dunn on the Willen Public Meeting held on 14th September 2021.
- ii. Committee considered the responses received to the Consultation sent to every home in Willen regarding the Developers amended proposal to close Carleton Gate, noting that the majority of residents supported the amended proposal to close Carleton Gate.

43/21 42 Portland Drive

Committee noted that reports have been made to MK Council Planning Enforcement by the Willen Residents Group, in relation to alleged breaches of planning conditions due to work being undertaken to the property entrances and the removal of hedgerow.

Committee thanked the Willen Residents Group for their continued work on this and other alleged breaches in the immediate area.

Committee resolved to appoint Cllr Greenwood to attend MK Council Development Control Committee to ask a Question, to seek a response to: Why had MK Council have not taken immediate enforcement action to the recently reported alleged breaches of planning conditions at 42 Portland Drive and 2 Linford Lane in Willen?

44/21 Date of Next Meeting

Monday 1st November 2021 at 6:30pm