

**Minutes of the Planning Committee Meeting held on Tuesday 4<sup>th</sup> July 2023 7.30pm held at The Council Chambers, Town Hall, Creed Street, Wolverton, Milton Keynes, MK12 5LY**



Councillors Present Lewis, Moss (chair) and Robertson.

Also in attendance: Mandy Shipp (Assistant Clerk) Two members of the public

The Chair welcomed everyone to the meeting and asked that the housekeeping rules were observed.

<p><b>PL23/026</b></p>	<p><b>1. Apologies for absence:</b> Cllr Bennett – work commitments <b>No other apologies from the following who were absent:</b> Cllr Qureshi Cllr Orimogunje</p>
<p><b>PL23/027</b></p>	<p><b>2. Agree to elect the Vice-Chairman of the Planning Committee</b> It was <b>RESOLVED</b> to defer electing the vice chair until the next meeting due to having insufficient Cllrs in attendance</p>
<p><b>PL23/028</b></p>	<p><b>3. Declaration of Interest on any matter on the agenda.</b> None declared</p>
<p><b>PL23/029</b></p>	<p><b>4. Minutes:</b> To agree the minutes of the Planning Committee Meeting held on 6<sup>th</sup> June 2023 It was <b>RESOLVED</b> to defer this item to the next Full Council meeting to verify them as an accurate record and sign off, due to insufficient members being in attendance, one of whom has now stepped down from planning committee.</p>
<p><b>PL23/030</b></p>	<p><b>5. Planning Applications:</b> 1. <a href="#">23/01321/PIP</a> <b>Wolverton Health Centre and Day Hospital, Gloucester Road, Wolverton, Milton Keynes, MK12 5DF</b> <i>Permission In Principle</i> <b>Erection of up to 9no. dwellings</b> It was <b>proposed</b> by Cllr Moss and <b>seconded</b> by Cllr Lewis A vote by show of hands was taken. Unanimous. Motion carried. It was <b>RESOLVED</b> to <b>OBJECT</b> to this application and use the officer comments as follows Loss of ecological habitats: the application is contrary to local policy NE3 which “seeks to maintain, protect biodiversity and geological resources”, and “enhance the structure and function of ecological networks and the ecological status of water bodies in accordance with the vision and principles set out by the Buckinghamshire and Milton Keynes NEP”. NE4 Although the Design and access statement states that the area of woodland to the south is being retained as part of the proposed development. It borders the Wildlife Corridor designation along the route of the V5 Great Monks Street trunk road adjacent to the southern boundary of the site. Some of the boundary of this Wildlife Corridor designation falls within the southern edge of the woodland, particularly towards the southernmost part of the site. It will therefore mean that some of the current site will need to be removed There is a concern that small pockets of development such as these could adversely affect the local infrastructure, e.g. spaces at a doctors’ surgery, school places The provision of (9) housing means that there is no responsibility on the developer to provide S106 funding, which could have an impact as above and is contrary to policy INF1 It is also noted that there is no mention in this development of affordable homes along with these additional comments It appears that the footpath from Windsor Street and Gloucester Street to the new estate will be closed off and this requires further clarification The CCTV currently installed for access to parking for the health centre will make enforcement much more difficult, if the access into the new housing site is same</p>

	<p>It was <b>RESOLVED</b> to suspend meeting at 19:38 to hear public comments on this application The meeting was reconvened at 19:45 following comments from the public</p>
PL23/031	<p>2. <a href="#">23/00918/FUL</a> <b>The Urban Farm Marron Lane Wolverton</b> Erection of a marquee shelter It was <b>proposed</b> by Cllr Moss and <b>seconded</b> by Cllr Lewis A vote by show of hands was taken. Unanimous. Motion carried. It was <b>RESOLVED</b> to make <b>NO OBJECTION</b> to this application</p>
PL23/032	<p>3. <a href="#">23/01318/TCA</a> <b>28 Aylesbury Street Wolverton Milton Keynes MK12 5HZ</b> The felling of T1 Hazel (Common) 7 metres tall, T2 Holly 8 metres tall &amp; T3 Holly 6 metres tall to combat subsidence damage It was <b>proposed</b> by Cllr Moss and <b>seconded</b> by Cllr Lewis A vote by show of hands was taken. Unanimous. Motion carried. It was <b>RESOLVED</b> to <b>NO OBJECTION</b> to this application</p>
PL23/033	<p>4. <a href="#">23/01310/FULM</a> <b>Saxon Bridge Automotive Ltd, Stratford Road, Wolverton, Milton Keynes, MK12 5LX</b> Full Application (s73 Variation) Variation of conditions 1 (approved plans) and 3 (materials) seeking to change materials and minor alterations to windows, including introduction of structural brick piers in car port and substitution of roof material for alternative material comprising slate in place of metal standing seam (relating to permission ref. 21/03015/FUL for the demolition of former used car sales garage and erection of 4 No. terraced dwellings with associated parking It was <b>proposed</b> by Cllr Moss and <b>seconded</b> by Cllr Lewis A vote by show of hands was taken. Unanimous. Motion carried. It was <b>RESOLVED</b> to <b>NO OBJECTION</b> to this application</p>
PL23/034	<p>5. <b>Planning updates at a glance 31<sup>st</sup> May 2023 – 3<sup>rd</sup> July 2023</b> <b>The following applications which had an OBJECTION from WGTC were refused by Milton Keynes Council, these applications were:</b> <b>refuse 23/00769/HOU 66 Jersey Road Wolverton Milton Keynes MK12 5BH</b> The erection of a proposed loft conversion with rear flat roof dormer and rear roof lights (revised proposal following the approval of application ref. 22/00206/FUL <b>refuse 23/00926/DISCON 30 Stratford Road Wolverton Milton Keynes MK12 5LW</b> Approval of details required by condition 4 (Shopfront) of permission ref. 21/00193/FUL <b>The following applications which had an OBJECTION from WGTC and have been permitted by Milton Keynes Council, these applications were:</b> <b>permit 23/00311/FUL 204 To 205 Stratford Road Wolverton Milton Keynes MK12 5LR</b> Install a heritage mural to the side elevation of The Old Bath House and Community Centre (Use Class E) <b>The following applications which had a NO OBJECTION from WGTC and have been permitted by Milton Keynes Council, these applications were:</b> <b>permit 23/00451/FUL Flat At, 1A Stratford Road, Wolverton, Milton Keynes, MK12 5LJ</b> Upgrade the x4 front-facing timber single glazed sash windows to uPVC double glazed windows <b>permit 23/00612/PRIOR 10 - 12 The Square, Wolverton, Milton Keynes, MK12 5DG</b> Prior Approval for change of use of office (Use Class E) to two residential dwellings (Use Class C3) <b>permit 23/00508/CLUP 14 Oxford Street Wolverton Milton Keynes MK12 5HP</b> Certificate of Lawfulness for the proposed replacement of existing roof tiles with new tiles <b>Permit 23/00245/FUL Vodafone Limited Fingle Drive Stonebridge Milton Keynes MK13 0ER</b> The retention of the existing data and telecommunications centre, and partial</p>

	<p><i>ground floor fit out to expand the current capacity, the expansion of the existing external plant enclosures to the service yard and perimeter of the building to house additional AC and back-up power plant</i></p> <p><b>permit 23/00236/FUL Featherstone House Featherstone Road Wolverton Mill Milton Keynes MK12 5TH</b> <i>Erection of a rear warehouse extension to the existing commercial building for class B8 use, internal layout changes for additional B8 storage use and removal of existing B2 use and some existing office E(g)(i), external car park and service yard changes, erection of a new bike store and refuse store</i></p> <p><b>permit 23/00543/ADV Land At Stacey Bushes Industrial Estate Erica Road Stacey Bushes Milton Keynes MK12 6HP</b> <i>Advertisement consent for the display of a replacement double-sided totem advertisement sign featuring a digital display on the west-facing side, and an internally illuminated static HD print display on the east-facing side</i></p> <p><b>permit 23/00808/HOU 16 Bedford Street Wolverton Milton Keynes MK12 5HR</b> <i>The replacement of windows and door on the front elevation</i></p> <p><b>permit 23/00936/HOU 17 Harvester Close Greenleys Milton Keynes MK12 6LE</b> <i>Erection of a Single storey side extension and internal alterations</i></p> <p><b>permit 23/00903/TCA5 Aylesbury Street Wolverton Milton Keynes MK12 5HY</b> <i>The reduction in height by approx 1.5 meters, shape sides and reduce overhang back to boundary of number 3 of Holly tree</i></p> <p><b>permit 23/00861/TCA Wolverton Secret Garden Stratford Road Wolverton</b> <i>Works as listed within the Tree Survey and Condition and Management Report to: Common Ash (T324, T325, T329, T331, T360, T390) trees, Common Lime (T342, T344, T345, T346, T347) trees, Group of 2 Plum (G385) trees, Willow-Leafed Pear (T386, T387) trees, Goat Willow (T391) tree, Sycamore (T327, T343, T352, T356, T357, T358, T359, T361, T364, T381) trees, Cherry Laurel (T332) tree, Common Hawthorn (T353) tree, Group of Sycamore, Common Ash, Common Hawthorn, Common Elder (G362) trees, Cockspur Thorn (T366) tree, Plum (T369) tree, Group of 21 Cherry (G370) trees, Common Horse Chestnut (T373, T374, T377, T378, T379, T382, T383) trees, Group of Pissards Plum, Common Ash, Apple, Common Hawthorn (G392) trees, and Sycamore (G393) trees</i></p> <p><b>The following applications were undecided by WGTC and were delegated to the MKCC officer for their decision.</b> none</p> <p><b>The following applications were not commented on by WGTC and have been permitted by Milton Keynes Council, these applications were:</b> none</p>
PL23/035	<b>6. Street Trading Consent Applications:</b> none noted
PL23/036	<b>7. Licensing Applications:</b> None noted
PL23/037	<b>8. Appeals:</b> None noted
PL23/038	<p><b>5. Enforcement update:</b> Updates at a glance April 2023 – 3<sup>rd</sup> July 2023</p> <p><b>Enforcement cases reported</b> 1 case reported whereby loft conversion works have been approved under lawful permitted development</p> <p><b>Enforcement cases closed no breach identified</b> 1 case reported and upon investigation no breach found</p> <p><b>Enforcement action taken</b> 1 case reported in June to MKCC and signage removed – case closed 1 case reported regards to fencing outstanding breach of planning control has been remediated and this case has been closed</p>

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	<p><b>Enforcement not expedient</b> 2 cases closed and advice provided that not expedient for MKCC to investigate further <b>Enforcement cases still open and Under investigation</b> 5 cases within the parish were reported and are open pending investigation Another is in the process of being reported old bank to check this</p>
<p><b>PL23/039</b> <b>PL23/040</b> <b>PL23/041</b></p>	<p><b>6. Items to note:</b> a. <b>Scheme of Delegation Policy DCC Calendar:</b> The updated calendar for councillor attendance was <b>received</b> and <b>noted</b> b. <b>Consultations:</b> It was <b>RESOLVED</b> to <b>note</b> the comments submitted for CIL c. <b>Chief Planners Newsletter:</b> It was <b>RESOLVED</b> to <b>note</b> the latest update</p>

There being no further business to discuss the Chair closed the meeting at 19:55  
the next meeting scheduled is due to be held 1<sup>st</sup> August 2023 at the Town Hall chambers.

Signed as a true and accurate record.

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CHAIR DATE

DRAFT