

PLANNING & ENVIRONMENTAL PROTECTION
COMMITTEE

TUESDAY 11 JANUARY 2011 AT 1.30PM

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**UPDATE REPORT &
ADDITIONAL INFORMATION**

PETERBOROUGH CITY COUNCIL

PUBLIC SPEAKING SCHEME - PLANNING APPLICATIONS

Procedural Notes

1. Planning Officer to introduce application.
2. Chairman to invite Ward Councillors, Parish Council, Town Council or Neighbourhood representatives to present their case.
3. Members' questions to Ward Councillors, Parish Council, Town Council or Neighbourhood representatives.
4. Chairman to invite objector(s) to present their case.
5. Members' questions to objectors.
6. Chairman to invite applicants, agent or any supporters to present their case.
7. Members' questions to applicants, agent or any supporters.
8. Officers to comment, if necessary, on any matters raised during stages 2 to 7 above.
9. Members to debate application and seek advice from Officers where appropriate.
10. Members to reach decision.

The total time for speeches from Ward Councillors, Parish Council, Town Council or Neighbourhood representatives shall not exceed ten minutes or such period as the Chairman may allow with the consent of the Committee.

The total time for speeches in respect of each of the following groups of speakers shall not exceed five minutes or such period as the Chairman may allow with the consent of the Committee.

1. Objectors.
2. Applicant or agent or supporters.

PLANNING AND ENVIRONMENTAL PROTECTION COMMITTEE – 11 JANUARY 2011 AT 1.30PM
LIST OF PERSONS WISHING TO SPEAK

Agenda Item No.	Page No	Application	Name	Objector/Applicant/Agent /Supporters/Parish Council/Town Council/Neighbourhood Representatives
5.1	25	10/01503/FUL – THE HAVEN, SECOND DRIFT, WOTHORPE, STAMFORD	Mr Marshall Mr John Gibbison	Objector (Local Resident) Applicant (Hereward Homes)

BRIEFING UPDATE

P&EP COMMITTEE 11 JANUARY 2011

ITEM NO	APPLICATION NO	SITE/DESCRIPTION
5.1	10/01503/FUL	The Haven, Second Drift, Wothorpe, Stamford - Construction of 4 bed, 2 storey house with detached double garage - plot B

The Parish Council has reiterated previous comments.

Cllr Over has made the following additional comments:

“The Haven site has been subject to a number of applications, approvals, appeals and rejections.

The individual planning regulations and local plan items and objections based on them are well known and often subject to personal judgment and interpretations.

My overarching objection is that the application poses a significant threat to the character and condition of the Second Drift and the settlement as a whole.

This has been recognised by a recent Planning Inspector report on another application on the site.

Over the past few years, individual building have got to a point where about half of Second Drift is made up of near identical stone houses, four or five bedrooms and double garages. Such houses were never typical of the area and the building materials are unusual for the settlement

It is almost at the point where new planning restrictions to protect the character of Wothorpe won't be need because it will already have been spoilt.

As in all the other cases with regard to this site the council policy on sustainability is ignored.

I also wish to point out that few services exist in the area. Despite puzzling remarks involving the possibility of parking on verges, that Call Collect is a reasonable transport provision and that the near shop, an antique shop, is within walking distance, I have constant messages from new residents asking about schools, crossings, buses, road repairs, drains, poor water pressure, poor internet connections of which I can do nothing about”.

It is not clear which policy on Sustainability is being referred to.

The provision of utility services to a single house is not a matter for Planning but for the utility companies, and repeated measurements have shown that services in Stamford, including a variety of shops and public transport provision, are about one mile away.

5.2	10/01202/LBC	Freestanding Barn, Elms Farm, Great North Road, Wittering - Conversion to 3 bedroom dwelling with separate garden area
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No Further Comments

5.2	10/01258/FUL	Freestanding Barn, Elms Farm, Great North Road, Wittering - Conversion to 3 bedroom dwelling with separate garden area
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The Local Highways Authority has made the following comments regarding to the amended parking arrangements proposed for the dwelling:

Having reviewed the revised plans and information submitted, the LHA makes the following comments on the proposals;

- The parking spaces proposed are on the far side of the site from the proposed access to the dwelling.

- This would mean residents (and visitors) having to drive all the way around the site to access their parking, then walk back almost to the site entrance to get to the access to their property.
- As a result, the parking spaces are unlikely to be used and vehicles would end up being parked on the access road into the site. This access road would already be considered too narrow for vehicles to pass by current LHA standards.

Nevertheless, the LHA would not make recommendations on this application, as the Highway Authority for the nearest highway is the Highways Agency.

The resubmitted redline and site plan no longer show development outside of the redline.