

Agenda item: LD 25/21

WOUGHTON COMMUNITY COUNCIL

Planning, Licencing & Development Committee

Tuesday 20th July 2021

PURPOSE OF REPORT:

To inform the committee of new licencing applications.

RECOMMENDATION:

- 1. That committee notes this report.**
- 2. That any feedback regarding these applications is considered.**
- 3. That the Council Manager responds to the licencing department with any comments.**

MAIN ISSUES AND CONSIDERATIONS:

There is one application this month which is as follows:

Boroughwide Street Trading Consent – New

We have received an application from **Eat Gelato** on 05/07/21, for 1 ice cream van to trade Boroughwide for the following times:

Tuesday to Friday 16:00 – 19:00

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.

FINANCIAL IMPLICATIONS:

None noted.

STAFFING IMPLICATIONS:

None noted.

OTHER IMPLICATIONS:

None noted.

BACKGROUND PAPERS:

None.

AUTHOR

Steve McNay – Council Manager

Agenda item: LD 26/21 a)

WOUGHTON COMMUNITY COUNCIL

Planning, Licencing & Development Committee

Tuesday 20th July 2021

PURPOSE OF REPORT:

To inform the committee of a pre-planning application:

Application no: 21/01960/PANOTH

Proposal: Prior Notification for the proposed 20.0m Phase 8 Monopole C/W wrapround Cabinet at base and associated ancillary works.

At: Land At Standing Way, Eaglestone West, Milton Keynes, MK6 5LS.

RECOMMENDATION:

- 1. That the committee notes this report and considers any response.**
- 2. That upon formal submission of any application, an agreed response is submitted on behalf of the council, if any is felt appropriate.**

MAIN ISSUES AND CONSIDERATIONS:

This application is for a further 5G mast, with associated cabinets, etc. to be placed within the 'health' square of the Eaglestone grid, on land bordering the hospital site and Chadwick Drive buildings.

The current situation is that there is a 'pre-planning' approach, where the applicant is engaging with the community, in line with the '10 Commitments' approach that the sector is voluntarily complying with.

There is currently limited information, but the attached papers give an overview of the site, layout and impact.

FINANCIAL IMPLICATIONS:

None noted.

STAFFING IMPLICATIONS:

None noted.

OTHER IMPLICATIONS:

This is a further application for a 5G mast, following a number of installations across the parish over recent months. It is unclear as to how many masts will be needed in total, but this committee may wish to agree some principles regarding these applications to ensure consistency in approach.

BACKGROUND PAPERS:

Proposed 5G Telecommunications Installation letter.

Proposed 5g Telecommunications Installation site map.

AUTHOR

Steve McNay – Council Manager

Agenda item: LD 26/21 b)

WOUGHTON COMMUNITY COUNCIL

Planning, Licencing & Development Committee

Tuesday 20th July 2021

PURPOSE OF REPORT:

To inform the committee of the following planning application:

Application no: 21/02076/FUL

Proposal: Two storey side extension.

At: 25, Devereux Place, Leadenhall, Milton Keynes, MK6 5LQ.

RECOMMENDATION:

1. That committee notes this report and associated papers.
2. That committee considers and response to this application.
3. That the Council Manager provides the response to the planning department by the agreed response sate of 5th August 2021.

MAIN ISSUES AND CONSIDERATIONS:

This appears to be a standard extension to an existing residential property.

Limited information submitted (application form, some plans and a location map), but nothing that in the opinion of the Council Manager, is in contravention of any planning regulations, local plans or similar.

FINANCIAL IMPLICATIONS:

None noted.

STAFFING IMPLICATIONS:

None noted.

OTHER IMPLICATIONS:

None noted.

BACKGROUND PAPERS:

All papers are on SharePoint at:

<https://woughtoncc.sharepoint.com/:f/s/Data/Esk79X5swthHoa8Z95e0jzIBq59BtovCY3fXBlaxpin97w?e=5qkmo0>

AUTHOR

Steve McNay – Council Manager

Agenda item: LD 27/21

WOUGHTON COMMUNITY COUNCIL

Planning, Licencing & Development Committee

Tuesday 20th July 2021

PURPOSE OF REPORT:

To inform the committee of applications that have NOT been submitted for full discussion at this committee.

RECOMMENDATION:

That the committee notes this report.

MAIN ISSUES AND CONSIDERATIONS:

Due to the timings and submission of planning applications, some applications fall outside the timings needed for this committee. Where considered necessary (e.g., where the application is potentially controversial, or impacts on wide numbers of people), an additional meeting will be called, or the issue will be discussed at Full Council. On other occasions, where an application is considered to be a standard application, with no clear reasons to object and this cannot be discussed within the agreed regime for PLaD committee, these applications will simply be reported back. This paper details applications that have NOT been responded to for this reason.

Application no: 21/01807/FUL

Proposal: Side extension comprising of office space & workshop.

At: Former Hoban Ltd, Chesney Wold, Bleak Hall, Milton Keynes, MK6 1NE.

Comments – this is a standard application for an extension on an industrial site with little or no impact on others. It is not felt that this is an application that warranted an additional meeting being called.

Application no: 21/01877/FULMMA

Proposal: Variation of condition 1 (approved plans) of permission ref 20/02853/FUL relating to alterations to existing clinical and administration building. Provision of a new lift and stair core, link structure and new external cladding.

At: Milton Keynes General Hospital, Standing Way, Eaglestone, Milton Keynes, MK6 5LD.

Comments – this is some minor alterations to the previously agreed application on the hospital site which have no significant bearing on the application as a whole.

Application no: 21/01864/FUL

Proposal: Installation of safety barrier.

At: Shell UK Ltd Leadenhall, Grafton Street, H7 To H8, Milton Keynes, MK6 5LY.

Comments – this is an application for some additional safety works at a petrol station on Grafton Street and is not considered to warrant any further exploration at this committee.

FINANCIAL IMPLICATIONS:

None noted.

STAFFING IMPLICATIONS:

None noted.

OTHER IMPLICATIONS:

Whilst the nature of the planning process and timings mean that there are likely to be applications that don't hit the relevant timings, it is not proposed that additional meetings are called for every application, but to continue with this approach. The alternative is that we move to a fortnightly meeting (as happens in other parishes) to ensure the committee is able to consider every application.

BACKGROUND PAPERS:

None noted.

AUTHOR

Steve McNay – Council Manager

Agenda item: LD 28/21

WOUGHTON COMMUNITY COUNCIL

Planning, Licencing & Development Committee

Tuesday 20th July 2021

PURPOSE OF REPORT:

To propose agreement from the committee to take the lead on flood follow up work, with recommendations as detailed in Full Council on 13.07.21 (Agenda item FC 64/21).

RECOMMENDATION:

- 1. That the committee notes this report and the report submitted to Full Council (Agenda item FC 64/21).**
- 2. That the committee agrees to the recommendations within the report submitted to Full Council (Agenda item FC 64/21).**

MAIN ISSUES AND CONSIDERATIONS:

Please see agenda item FC 64/21.

FINANCIAL IMPLICATIONS:

Please see agenda item FC 64/21.

STAFFING IMPLICATIONS:

Please see agenda item FC 64/21.

OTHER IMPLICATIONS:

Please see agenda item FC 64/21.

BACKGROUND PAPERS:

Agenda item FC 64/21 report to the Full Council meeting.

AUTHOR

Steve McNay – Council Manager

WOUGHTON COMMUNITY COUNCIL

Full Council

Tuesday 13th July 2021

PURPOSE OF REPORT:

To update the committee on the recent floods and actions taken.

RECOMMENDATION:

1. That council notes this report.
2. That the Planning, Licencing and Development Committee takes this item and continues to develop suitable responses, to include:
 - a. Further work on the Community Flood Plan.
 - b. Clarification on equipment request from MKC.
 - c. Any other work considered suitable regarding flooding in the parish.
3. That council agrees to the recommendations in *BOLD ITALICS* throughout this paper, namely:
 - a. *It is recommended that collective approaches and coordination are built into any community flood plan or extended incident plan, as there were clear episodes where duplication or lack of communication led to worse outcomes / responses.*
 - b. *It is recommended that this issue is once again revisited and a schedule of clearance is published, alongside publicity to promote the reporting of blocked drains.*
 - c. *It is recommended that WCC requests a range of equipment, alongside permission to use identified space as a new depot, to enable storage and effective management of this equipment.*
 - d. *It is recommended that post 19th July, a refresh of the Community Flood group is arranged to enable the plan to be further expanded.*
 - e. *It is recommended that any review or refresh of the Neighbourhood Plan and any WCC involvement in the estate renewal preparations includes a focus on flood prevention.*

MAIN ISSUES AND CONSIDERATIONS:

Following a yellow weather warning for the period of 17th – 20th June for ‘heavy rain’, WCC had prepared for the possibility of local impacts, especially following the historic issues of surface water flooding across the parish.

Early on the afternoon of the 18th (Friday), the first reports of concerns were reported. At this point, Cllr Sue Smith was allocated the ‘coordinator’ role, taking calls and login the concerns. There were councillors working across the affected estates (primarily CH, BH and NF, with some issues on TB) and there was also

involvement from other agencies, including Fire and Rescue, Ringway, MK Council and Serco. These had varying levels of positive impact.

It is recommended that collective approaches and coordination are built into any community flood plan or extended incident plan, as there were clear episodes where duplication or lack of communication led to worse outcomes / responses.

In the period immediately prior to the flooding, Cllr Smith had requested drain clearance to try and prevent any issues coming from this and was assured by MKC Head of Environment and Waste that he had ‘asked Highways to consider if there are any gullies or drains that could benefit from emptying within your critical catchment area in advance of any flood risk or concerns’. The impact seen across the parish suggests that and consideration and action was not sufficient, as many incidents appear to be related to blocked drains.

It is recommended that this issue is once again revisited and a schedule of clearance is published, alongside publicity to promote the reporting of blocked drains.

The majority of incidents that were reported and logged would be classed as ‘near misses’ – water was within a small margin of entering properties, but was managed, either due to the rain stopping or through additional work from councillors, officers or the Fire Service, using pumps, etc. Despite this, there were once again, properties that were subject to water ingress and these were, in some cases, properties that have previously been flooded.

There were also calls from people where there was no immediate risk, but due to historic flooding, anxieties are raised as soon as water falls from the sky. Provision of sandbags is a frequent and regular request when rain happens. This is an ongoing issue and residents living with this level of anxiety and worry is unhelpful at best and unacceptable in the longer term.

The Council Manager received reports from a number of councillors who were involved in the response and would like to note the contribution made by these councillors on the day and in the aftermath – they provided an essential element of support and helped reduce the impact on numerous households.

The Council Manager has also received a call from MKC in the post flood period. This was to ask if there is equipment that they could provide to enable WCC to further improve the response offered – this might include sandbags, pumps, brushes / sweepers, etc. This does suggest that the principal authority welcomes WCC providing services that support their statutory duties but provides additional challenges – an expectation that WCC will act, a belief that there is somewhere suitable to securely store the equipment provided (a real challenge currently) and then to suitably clean and restore the equipment post incident.

It is recommended that WCC requests a range of equipment, alongside permission to use identified space as a new depot, to enable storage and effective management of this equipment.

WCC does have the beginning of a Community Flood plan, but the process to create this was halted by the past years of lockdowns. As these restrictions begin to reduce, there is the option to recall the group that started this process to build upon the initial work and instigate a more detailed 'incident plan' when flooding is the incident.

It is recommended that post 19th July, a refresh of the Community Flood group is arranged to enable the plan to be further expanded.

With four flood incidents in the past 8 years, there is a pattern presenting that suggests that a level of flooding is something that is going to happen and as such, having a clear route forward is essential. With estate renewal due on the four estates with the greatest problems, supporting the inclusion of flood prevention and water management systems in any development will also be an important part of the future flood management approach.

It is recommended that any review or refresh of the Neighbourhood Plan and any WCC involvement in the estate renewal preparations includes a focus on flood prevention.

Whilst the duties regarding flooding remain with the principal authority (MKC), there is a clear role for WCC to plan in supporting our residents and promoting effective approaches to mitigate the impact. Whilst Council needs to ensure that any additional support that is offered is reasonable, affordable and consistently able to be delivered, the response during the most recent flooding event suggests that this is possible, and input makes a difference.

FINANCIAL IMPLICATIONS:

None noted – any additional equipment may be funded through MKC, but any maintenance and repairs will become the responsibility of WCC. It is unclear what this might be in the long term.

STAFFING IMPLICATIONS:

As noted above, any input that WCC has will impact on both officers and councillors. The reality of this resource must be considered and included in any planning.

OTHER IMPLICATIONS:

None.

BACKGROUND PAPERS:

None.

AUTHOR

Steve McNay – Council Manager