

MARCH TOWN COUNCIL

Minutes of the Planning Sub-Committee of March Town Council held in The Skoulding Suite at March Town Hall on 16 March 2026 commencing at 7.15pm.

Present	Councillor	A Woollard	Chairman
	Councillors	S Court N Spencer G Christy	J Lawler T Taylor M Field
		Town Clerk	S Lemmon

185 Apologies

There were no apologies.

186 Planning Applications

<i>Application Number</i>	<i>Name and address of applicant, details of application, and recommendation of March Town Council.</i>
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It was agreed that 1 additional planning application would be discussed at tonight's meeting.

F/YR22/0510/O	Argus/Cannon Kirk Erect up to 36 dwellings (outline application with matters committed in respect of access) at Land West of 12 Knights End Road. Revised Proposals; Receipt of viability information and review alongside refresh in consultation due to the time the application has been in. Received: 3 March 2026 Reply by: 17 March 2026 Recommendation; Refusal. The Town Council stands by its previous comments from 6.6.22. It has ongoing concerns regarding drainage at the site and is very disappointed that the developer is seeking not to deliver any affordable housing or make essential s106 contributions.
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F/YR25/0915/FDC	FDC Erect 2 dwellings at Land West of 37 Brewin Avenue, March. Revised Proposals: Amendment to position of Plot 1. Received: 5 March 2026 Reply by: 19 March 2026 Recommendation; The Town Council is unable to comment further at this stage until the status of the "public open space" is determined, or otherwise.
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F/YR26/0155/F

Mr Faruk Solak

Change of use of building to form 3 dwellings and a retail unit, involving erection of a 2-storey rear extension (part retrospective) at 20-24 Market Place.

Received: 5 March 2026

Reply by: 26 March 2026

Recommendation; No objections *subject to the Conservation Officer's* comments on the proposal, given that the premises are in a Conservation Area and primary location within the town. The Town Council is further disappointed to receive another retrospective application. This is a worrying trend and it wishes to record its concern at the growing use of such submissions.

F/YR26/0169/TRTPO

Mrs Rosalind Gray

Works to 1 Oak Tree covered by TPO 19/1986 at 18 Stonecross Way.

Received: 6 March 2026

Reply by: 27 March 2026

Recommendation; Approval, although the Town Council has concerns about the quality of the application submitted and lack of photographic evidence or justification for the works.

F/YR26/0175/F

Mr N Proctor, Woodgate Developments Ltd

Erect 14 dwellings with cycle store following demolition of the existing Station Hotel at 212 Station Road.

Received: 11 March 2026

Reply by: 1 April 2026

Cllr Spencer declared an interest in this item.

Recommendation; No objections to the *principle* of development per se, but it objects to the current design (3-storey) which is considered incongruous with the street scene. Further, it is disappointing to see another building of historical value being destroyed.

F/YR26/0183/F

Mr Mohammed Hanif

Change of use of ground floor from retail to part retail/part Residential (retrospective) at 137-139 Norwood Road.

Received: 13 March 2026

Reply by: 3 April 2026

Recommendation; Approval. However, the Town Council must express its ongoing concern about the growing number of retrospective applications being entertained; a pattern that undermines confidence in the planning system, reduces the Planning Authority's ability to properly influence design, layout or impact and can result in enforcement headaches.

187 Payments List

Notwithstanding that a Payments List has traditionally always been circulated for approval at the March planning meeting (to enable payments to be made in the correct financial year), Councillor Christy felt that the Planning Sub-Committee had no powers to approve said payments in accordance with the Town Council’s Standing Orders. Whilst there are historical minutes delegating such authority, it was agreed that the Payments List would be “noted” this evening only and ratified at the next meeting of full council on Monday 13 April.

There being no further business, the meeting closed at 8:15pm.

Councillor A Woollard13 April 2026
Mayor of March