

Staploe Parish Council

Date: 01/07/2022

Application number: 22/01268/FUL

Proposal: Change of Use of Agricultural Land to form residential garden land associated with the three dwellings approved under 19/02526/CPNQ, and associated landscaping, hardstanding and fencing/gates.

Location: Barns At Lower Goodwick Farm Begwary Lane Begwary Bedford MK44 2NX

Response: No objection

At our meeting on 30th June 2022 the Parish Council resolved not to object to this application. We acknowledge that the garden will be larger than the footprint of the converted barns which is what is permitted under Class Q. However, we do not object to this for the following reasons:

- The size of the garden has now been significantly reduced in comparison to the previous application (to which we objected).
- The neighbours are happy with the application.
- The land involved was not agriculturally productive land – it has been mown grass for many years
- We feel that it would be rather incongruous to leave small strips of non-garden land between the garden and the boundary as they might become unkempt.
- A substantial amount of the garden land permitted under class Q will need to be used for driveways and parking because of the format of the site therefore some extra garden land seems reasonable.
- The dwellings are no larger than the original footprint.

Best wishes,

Lucy Crawford

Clerk to Staploe Parish Council