Schedule of Planning Applications –27th October 2026

No.	Reference	Development	SNTC Decision	Comments
The following application/s are for listed building consent				
S1	**26/01797/LBC & 26/01796/FUL**	**OTAA St Neots Property Ltd** **44 Huntingdon Street St Neots PE19 1DU** Residential development of 9 homes: conversion of existing building into 8 homes and 1 new build and associated landscaping and drainage works.	**SUPPORT**	Subject to adequate turning circles to visitor bays. In keeping with locality. Improves the property. Fits in with local street scene.
The following application/s are in a conservation area				
S2	**26/01814/HHFUL**	**Mr Benjamin Lawson** **49 Cambridge Street St Neots PE19 1PH** Demolition of existing outbuilding and erection of single storey garage including minor landscaping	**NO OBJECTION**	The significant amount of hard standing is not something that the committee was pleased to see and raised concerns due to the location of the property within a flood area.
S3	**26/01847/HHFUL**	**Mrs Jennifer Dunning** **9 Howitts Lane Eynesbury St Neots** Erection of a partial width, double-storey front extension and installation of two roof lanterns and two heat pumps to the existing rear of dwelling	**SUPPORT**	Satisfactory proposal in terms of scale and pattern of development. The proposal will enhance the character of the conservation area.
S4	**26/01894/HHFUL**	**Mr And Mrs Kent And Just** **47A Ackerman Street Eaton Socon St Neots PE19 8HR** Erection of single storey rear and side extension and demolition of existing garage. Creation of new bike store, exterior cladding and solar panels on flat roofs.	**SUPPORT**	Makes efficient use of its site. Within a sustainable location.
All other application/s				
S5	**26/01693/FUL**	**Mr Simon Dawkes - Sealed Air Ltd** **Service Area Between 1 And 3 Cromwell Road Eynesbury** Service Yard improvements covering the reduction of Bale Waste Shed to allow a new wider security gate, repositioned fence line, lining of car park and a canopy to motorcycle spaces	**NO OBJECTION**	No comments
S6	**26/01864/TREE**	**Colin Busby** **34 Duloe Road, Eaton Socon, St Neots** Crown reduce 2x Sorbus by approximately 1m all round, pruning to suitable growth points and crown lift to approximately 3m above ground level by pruning secondary branches - Crown reduce 2x Lime Trees by approximately 2-3m all round, remove major deadwood and crown lift to approximately 5m above ground level	**NO OBJECTION**	

No.	Reference	Development	SNTC Decision	Comments
S7	**26/01883/HHFUL**	**Mr Tom Wiseman** **11 Warwick Court Eaton Socon St Neots** Proposed conversion of existing garage to form habitable space including raising existing flat roof.	**SUPPORT**	Improves the property.
S8	**26/00717/REM**	**Emma Walton** **Parcel 1 Phase 2 Wintringham Park Cambridge Road St Neots** Application for Reserved Matters Approval for the erection of 147 dwellings and all ancillary works, associated infrastructure and engineering works pursuant to Permission 17/02308/OUT. Amended plans submitted.	**SUPPORT**	Members previously welcomed the revised visitor parking layout, noting the improved distribution of parking bays across the development and the small increase in visitor spaces. However, they would like to see a higher number of visitor parking spaces provided per dwelling. Members noted their support for the addition of new high-quality homes to the town.

Chairperson