

Planning Committee Meeting Minutes

Meeting held in the Village Hall, Recreation Ground, Cottenham on Thursday 11th January 2018 at 7.30pm

Present: Cllrs Morris (Chair), Collinson, Graves, Smith, Ward, Wilson and Young and the Clerk

In attendance: 1 member of the public

18P/001. Chairman's Introduction and Apologies – Apologies accepted from Cllrs Bolitho (work), Mudd (personal) and Nicholas (sick).

18P/002. Any Questions from the Public or Press – no questions.

18P/003. To accept Declarations of Interest and Dispensations – Cllr Graves declared an Interest in S/3372/17/CW as a tenant of Amey.

18P/004. Minutes – Resolution that the minutes of the Committee meeting held on 21st December 2017 be signed as a correct record. **RESOLVED.**

18P/005. Planning Applications:

- **S/4250/17/FL** – 2 storey rear extension and part demolition of rear ground floor, double garage and barn, 9 High Street, Cottenham. CPC recommends approval. **APPROVED.**
- **S/4423/17/FL** – Conversion of garage into an additional bedroom, 46 Telegraph Street, Cottenham. CPC recommends approval. **APPROVED.**
- **S/4422/17/FL** – Single storey side and rear extension, 15 Ellis Close, Cottenham. Concerns raised regarding off-road parking. CPC recommends approval. **APPROVED.**
- **S/4442/17/LD** - Certificate of lawful development for a proposed rear dormer and velux windows to front, 11 Woodlark Drive, Cottenham. CPC recommends approval. **APPROVED.**
- **S/4445/17/FL** – Two storey side extension over existing garage, 5 Sovereign Way, Cottenham. Concerns raised regarding parking and potential compromising of access to no. 7. Over extension that leads to the inability to provide adequate parking. CPC recommends refusal. **REFUSED.**
- **S/4331/17/FL** – Two storey extension to side, 26 Courtyard Way, Cottenham. CPC recommends approval. **APPROVED.**
- **S/4548/17/OL** - Outline planning permission for the erection of up to 23 residential units, including affordable housing provision, public open space and associated access, infrastructure and landscaping with all matters reserved except for access, Land at Oakington Road, Cottenham. Noted that no easy access to the site and the pavement mentioned in the proposals doesn't exist. Concerns about drains into ditch on Oakington Road – already problems as to where the water goes and some of the adjoining fields are prone to flooding. Proposals rely on flood rather than surface water data. Site is unsustainable, being approx 1.5km from the village core and outside of the village framework. Access is on a long straight road so 30mph zone may require moving out towards Oakington. Poor community involvement. CPC recommends refusal. **REFUSED.** Reasons: outside village framework, drainage, lack of sustainability and access.
- **S/3372/17/CW** - Application for full planning permission for the construction and development of a Waste Recovery Facility (Waterbeach Waste Recovery Facility – WWRF) at Levitt's Field, Waterbeach Waste Management Park (WWMP), Ely Road, Cambridge comprising the erection and operation of an Energy from Waste Facility to treat up to 250,000 tonnes of residual waste per annum, Air Cooled Condensers and associated infrastructure: including the development of an internal access road; office/welfare accommodation; workshop; car, cycle and coach parking; perimeter fencing; electricity sub-stations; weighbridges; weighbridge office; water tank; silos; lighting; heat off-take pipe; surface water management system; hardstanding; earthworks; landscaping; and bridge crossings, Levitt's Field, Waterbeach Waste Management Park, Ely Road, Waterbeach. Concerns raised about Co2 emissions. Acknowledged that the plant would have to comply with various health impact assessments. Approve the principle of the application but note Landbeach PC concerns regarding that in the event of a failure of the systems there could be emissions which are harmful to people and that toxic emissions could be distributed over a wide area. Noted that it's the bi-products that could be toxic rather than the materials being burnt. Cllr Young left the meeting at 8.55pm. New Waterbeach sites will be very close to the development. CPC recommends approval subject to safety and integrity of the technology - require evidence of the proven technology and case history of any incidents near other plants. **APPROVED.**

SCDC Decisions:

Approvals

- **S/4126/17/FL** – Single storey rear extension, 14 The Linnets, Cottenham

Refusals

- **S/3607/17/FL & S/3608/17/LB** – Rear first floor extension and an addition to create a link from the main house to the existing annex, 87 High Street, Cottenham

Tree Order:

- **S/4402/17/TC** – Magnolia near South porch - many branches now touching walls and parapets - clear by 1.5m, All Saints Church, Cottenham. CPC recommends approval subject to Trees Officer comments.

18P/006. Enforcement – consider updates from Enforcement Officers and additional items for enforcement. Case 6/16 – meeting being arranged with Conservation Officer and Enforcement.

18P/007. Date of next meeting – 25th January 2018

18P/008. Close of meeting – 9.01pm.

Signed _____ (Chair) Date _____