

Planning Committee Meeting Minutes

Meeting held in the Village Hall, Cottenham on **Thursday 22nd September 2016 at 7.30pm**

Present: Cllrs Mudd (Chair), Bolitho, Collinson, Graves, Nicholas and Ward and the Clerk

In attendance: 1 member of the public

- 16P/159. Chairman's Introduction and Apologies** – apologies accepted from Cllrs McCarthy (personal), Morris (meeting on behalf of CPC), Richards (holiday) and Young (holiday).
- 16P/160. Any Questions from the Public or Press** – Standing orders suspended at 7.31pm. Peter Tompkins spoke regarding item 16P/164, the Three Horseshoes. The wall is in the process of being repaired. He stated that it was damaged by the neighbours but that he wasn't pursuing the matter further. The bricks are being sorted and graded in relation to being used for both the wall and driveway. Work will begin in due course. Cllrs Bolitho and Collinson requested clarification of timescales and of 'in due course' since works had been ongoing since 1990. Mr Tompkins indicated that it would depend on the labourers. Cllr Collinson raised safety concerns due to the abutment of the drop from the pavement and therefore the danger to pedestrians of falling onto the driveway. Mr Tompkins said this would be actioned in the near future and that he anticipated works to be completed in the next year. Mr Tompkins was thanked. Standing Orders reinstated 7.35pm.
- 16P/161. To accept Declarations of Interest and Dispensations** – *i. To receive disclosures of pecuniary & non-pecuniary interests from Councillors on matters to be considered at the meeting. ii. To receive written requests for dispensation. iii. To grant requests for dispensation as appropriate.* Cllr Bolitho declared a non-pecuniary interest in the Tree Order.
- 16P/162. Minutes** – Apologies for Cllr Collinson amended to read 'personal' not sick. Resolution that the minutes of the Committee meeting held on 8th September be signed as a correct record. **RESOLVED.**
- 16P/163. Planning Applications:**
- **S/2267/16/FL** – Single & two storey side extension, 53 Histon Road, Cottenham. The plans don't indicate the effect of the extension on the neighbouring property and there is no way of knowing whether there is a window on that side (albeit north facing so no light issue). Concerns raised that the extension could be considered overbearing given the proximity to the neighbouring property however it was acknowledged that a gap would still be left. CPC recommends approval subject to there being no window on the side of adjacent property. **APPROVED.**
 - **S/2180/16/FL** – First floor front extension, 20 Pelham Way, Cottenham. Already approved prior to meeting.
 - **S/2329/16/FL** – Demolition of existing garage and erection of single storey rear extension, 84 Histon Road, Cottenham. CPC recommends approval. **APPROVED.**
 - **S/2355/16/LB** - Part removal of internal modern block wall to ground floor hallway, 86 High Street, Cottenham – Noted that the Heritage Statement is incorrect; property is within the Conservation Area. CPC recommends approval. **APPROVED.**

SCDC Decision Notices:

Refused:

S/2037/16/OL - Outline planning permission for the erection of a dwelling garage with some matters reserved except for access, Land to rear of 160, Histon Road, Cottenham

Withdrawn

- **S/3065/15/OL** – Demolition of old farm barns and construction of a 2/3 bed log cabin dwelling for a smallholding/garden nursery business, Land to the west of Lost Acres, Twentypence Road, Cottenham

Tree Orders

- 9 Church Close – T1: horse chestnut – too close to fence, causing damage - remove. T2, T3, T4, T5: silver birch – too big/tall, causing blocked drains, gutters and overshadowing smaller trees + too close to dwelling – remove. T6 & T7: conifers – too close to dwelling and overshadowing smaller rowan

and fruit tree – remove. Concerns raised that there is no professional tree surgeon information supplied to back up reasons for removal of so many trees. Would like to see additional information – Clerk to check with Tree Officer. Approved subject to Tree Officer comments.

- 16P/164. Enforcement** – consider updates from Enforcement Officers and additional items for enforcement. Charlie Swain has been in contact to say that the auto centre would be submitting an application to cover the replacement doors in addition to some other minor works they wish to undertake. Just Baguettes is submitting a retrospective application for a change of use classification from A5 to A3. The Co-op have removed a lot of the adverts but intend to submit a retrospective application for the two signs fitted to the fascia. Clerk has spoken to the new barbers shop regarding the barbers pole which has been erected without permission and they will action accordingly. A resident has been in touch to say that Unit M on the Broad Lane industrial estate has installed a flue; Clerk has passed on details to Enforcement. Concerns raised about the dangerous nature of Gothic House and whether the pavement in front of the building should be cordoned off whilst there is still a risk of falling masonry. Concerns also raised again regarding pedestrian safety by the Three Horseshoes and the length of time works were taking.
- 16P/165. Cambridgeshire ACRE AGM** – consider attendance at event on Tuesday 27th September – Cllr Morris has offered to attend. NB: we are not currently members but they have provided some useful information to us regarding finance for the new village hall, CLT's and Neighbourhood Plan.
- 16P/166. Flood Awareness Questionnaire** – consider response to questionnaire from County regarding flood risk awareness in communities across Cambridgeshire – Cllr Ward to draft response with Cllrs Graves and Morris.
- 16P/167. Waterbeach Barracks Development** – consider response regarding engaging Cottenham residents on development consultation events – Consultation has already been distributed in the village. CPC would like to be kept informed but no specific meeting necessary at this stage.
- 16P/168. Date of next meeting** – 6th October
- 16P/169. Close of meeting** – 8.35pm.

Signed _____ (Chair) Date _____