

**Planning Committee Minutes**

Meeting held in the Village Hall, Recreation Ground, Cottenham on  
**Thursday 3<sup>rd</sup> August 2017 at 7.30pm**

**Present:** Cllrs Morris (Chair), Collinson, Graves, Ward and Wilson and the Assistant Clerk

**In attendance:** 1 member of the public

**17P/139. Chairman's Introduction and Apologies** – Apologies accepted from Cllrs Bolitho (personal), Mudd (personal), Nicholas (personal) and Young (personal)

**17P/140. Any Questions from the Public or Press** – Standing Orders suspended at 7.30 pm. Resident came to raise concerns regarding ref S/2057/17/FL – plans do not show proximity of surrounding dwellings, proposed extension comes up to the boundary line, rear wall of extension would be approx. 4m from her French doors, would block natural daylight. Cllr McCarthy arrived at 7.32pm. Design and Access Statement is inaccurate stating no effect on adjoining properties in terms of overlooking and states adjacent property has no windows to the rear of the property – one neighbouring property has windows on both floors, another has large French doors, both would be overshadowed by proposed extension. Would like a 3m/6m adjudication to protect property. Standing Orders reinstated at 7.34pm.

**17P/141. To accept Declarations of Interest and Dispensations** – none.

**17P/142. Minutes** – Resolution that the minutes of the Committee meeting held on 20<sup>th</sup> July 2017 be signed as a correct record. **RESOLVED.**

**17P/143. Planning Applications:**

- **S/2057/17/FL** - RETROSPECTIVE - proposed extension over existing ground floor and first floor extension 60, Rooks Street, Cottenham, Cambridge, Cambridgeshire, CB24 8RB. Cllr McCarthy; Design and Access Statement makes no reference to being in conservation area. Cllr Collinson has visited site; it's a small house on a confined site, can see no. 50 immediately behind, would be overshadowed by extension. No. 64 has side windows, up to boundary. Over bulky extension for small property on a confined site, particularly from garden and Corbett St sides. Cllr McCarthy - will change street view and completely block all sunlight to no 50. Standing Orders suspended 7.54pm - resident confirmed that the proposed extension would block any daylight into her living room and produced photos to demonstrate. Proposal is built on the boundary line. Standing Orders re-instated at 7.59pm. Cllrs Graves queried lack of a light study. CPC recommends refusal: Unacceptable scale and mass in conservation area, too close to boundary, loss of light to the main habitable room of immediate neighbour. **REFUSED.** Should Officer be minded to approve, we would like the application to go to Committee. Cllr Morris explained to resident that our opinion is not necessarily that of SCDC. Cllr Collinson recommended resident should send objections to SCDC too. Resident was thanked for attending and left at 8.06pm.
- **S/2541/17/AD** – 2 No. flag signs, 2 No. totem signs and 2 No. wall mounted box signs, Plot y Cambridge Research Park, Building 6100, Beach Drive, Landbeach. Cllr Collinson showed printouts of proposed signage. CPC recommends approval **APPROVED**
- **S/2592/17/FL** - RETROSPECTIVE - Proposed second floor extension on existing side extension, 71, Lambs Lane, Cottenham, Cambridge, CB24 8TB. Cllr Morris noted that applicant was a Parish Councillor for a brief time within the last 4 years. CPC recommends approval **APPROVED**

**Tree Orders**

- **S/2500/17/TC** – Stone Pine in rear garden: sectionally dismantle to ground level, 98 Rooks Street, Cottenham. Accepted reluctantly, subject to Tree Officers comments, CPC expects reasons for works.

- **S/2525/17/TC** – T1: Sycamore - Crown reduce by approx 50% to allow more light, 271 High Street, Cottenham. Accepted subject to Tree Officer comments.
- **S/2565/17/TC** - T 1 - Leylandii - Fell to ground level. Reason - Outgrown the area. 160, High Street, Cottenham, Cambridge, Cambridgeshire, CB24 8RX. Accepted subject to Tree Officer comments.

**SCDC Decisions**

**Approvals:**

- **S/1815/17/VC** – Variation of Condition 2 (approved plans) of planning consent S/1794/16/FL for erection of 2 dwellings with new highway access and 2 No. parking spaces for No. 32 Rampton Road, 32-34 Rampton Road, Cottenham
- **S/1192/17/LB** – Rear extension, 109 High Street, Cottenham

**Refusals:**

- **S/1909/17/FL** - Proposed two storey side extension including replacement of existing garage, 305 High Street, Cottenham, Cambridge, Cambridgeshire, CB24 8TX

- 17P/144. Enforcement** – consider updates from Enforcement Officers and additional items for enforcement  
Cllr Ward asked re progress on 5/17. Cllr Morris as per press release. 4/17 Cllr Graves has submitted video and photos to enforcement.
- 17P/145. Parish Planning Forum** – consider attendance at event on 12<sup>th</sup> September 6-8pm in Cambourne - Cllr Morris to attend the event on CPC's behalf.
- 17P/146. Date of next meeting** – 17<sup>th</sup> August 2017
- 17P/147. Close of meeting** – 8.30pm

Signed \_\_\_\_\_ (Chair) Date \_\_\_\_\_