

AGENDA REPORTS PACK

PLANNING COMMITTEE

24th January 2019

19P/013. Minutes

DRAFT Planning Committee Meeting Minutes

Meeting held in the Village Hall, Recreation Ground, Cottenham on Thursday 10th January 2019 at 7.30pm

Present: Cllr Mudd (Chair), Collinson, Graves, Kidston, Morris, Smith, Ward, Wilson and the Clerk

19P/001. Chairman's Introduction and Apologies – Apologies accepted from Cllrs Bolitho (work), Nicholas (sick) and Young (work).

19P/002. Any Questions from the Public or Press – None present.

19P/003. To accept Declarations of Interest and Dispensations – None received.

19P/004. Minutes – Resolution that the minutes of the Committee meeting held on 20th December 2018 be signed as a correct record. **RESOLVED** (with minor typo amended).

19P/005. Planning Applications:

- **S/4675/18/OL** – Outline planning permission for a New dwelling All Matters Reserved, 144 Histon Road, Cottenham. Design statement is out of date and refers to old NPPF and emerging Local Plan (now adopted). Location is outside the village framework, unsustainable and in the greenbelt. Contrary to policy NH/9 of the Local Plan. CPC recommends refusal. **REFUSED**.
- **S/4627/18/FL** - Single storey rear extension, rendering of existing property, and replacement windows, 144 Histon Road, Cottenham. CPC recommends approval. **APPROVED**.
- **S/4355/18/FL** - Installation of cricket batting and bowling training area, Land behind Cottenham Sports Pavilion, King George V Playing Field, Recreation Ground, Cottenham. Noted that CPC application. CPC recommends approval. **APPROVED**.

SCDC - For information only

- **S/4643/18/DC** - Discharge of Conditions 15 (plant equipment), 19 (travel plan) & 30 (extraction/filtration equipment) of planning consent S/0678/12/OL, Cambridge Research Park, Plot W, Beach Drive, Landbeach
- **S/4631/18/DC** - Discharge of condition 6 (boundary treatment) of planning consent S/1952/15/OL for outline application for the demolition of existing barn and construction of up to 50 dwellings with all matters reserved except for access, Land off Oakington Road, Cottenham

SCDC Decisions – Approvals

- **S/2705/18/FL** – Reconfiguration of the public play area to allow for the erection of a single storey, standalone nursery building, with additional car parking and access road modification, King George V Playing Fields, Lambs Lane, Cottenham

SCDC Decisions – Refusals

- **S/3926/18/VC** – Variation of condition 2 (occupancy of annexe) of planning consent S/2479/18/FL for retrospective application for conversion of outbuilding to annexe, 101 High Street, Cottenham

Cambridgeshire County Council – Approvals

- **S/0088/18/CM** - Extraction of sand and gravel, restoration using inert material and inert waste recycling, Mitchell Hill Farm, Twentypence Road, Cottenham

HM Planning Inspectorate Decisions – Refusals

- **S/0012/18/OL** – Outline permission for up to 50 houses, Land off Beach Road, Cottenham

- **S/2711/18/FL** – Retrospective - Single storey side extension & double garage. Single storey rear extension + link to lower ground floor accommodation below adjacent flat, 4 Lake House, The Lakes, Twentypence Road, Cottenham (appeal turned away)

19P/006. SCDC Local Plan – Resolution to purchase 4 printed copies of the Plan at a cost of £36 each + £3P&P. **RESOLVED.** NB: this is in addition to one free copy.

- 19P/007. Enforcement** – consider updates from Enforcement Officers and additional items for enforcement.
Case 9/18 – noted that Histon Road is currently in poor condition due to mud. Clerk to chase for update. Case 11/18 – Clerk to follow up with Tony Wallis (Enforcement).
- 19P/008. Date of next meeting** – 24th January 2019
- 19P/009. Close of meeting** – 8.05pm.

Signed _____ (Chair) Date _____

19P/014. Planning Applications:

- [S/4747/18/OL](#) – Outline application with some matters reserved except for Access, Appearance, Layout and scale (Resubmission of S/1254/18/OL) for the demolition of existing building on site and erection of replacement Office, Workshop and Security Kiosk, Elm Tree Farm, Hay Lane, Cottenham
- [S/4641/18/FL](#) - Attic space conversion and installation of velux windows as amendment to new dwelling of planning permission S/2109/FL, 33 Telegraph Street, Cottenham
- [S/0102/18/CW](#) - Erection of a building for the storage of oil filter and oil rag storage, Brookfield Business Centre, Malary House, Twentypence Road, Cottenham
- [S/4795/18/FL](#) - Internal roof alterations, new roof lights, solar panels and alterations to external facade to dwelling, 135 Histon Road, Cottenham
- [S/4580/18/FL](#) - Garage conversion to create habitable annex and new garage/workshop, 326 High Street, Cottenham
- [S/4849/18/FL](#) - Single-storey rear extension, 16 Denmark Road, Cottenham
- [S/4698/18/OL](#) - Outline application for up to 1000sqm mixed A1, A2, B1, C3 and D1 with all matters reserved, 264 High Street, Cottenham
- [S/0134/19/FL](#) – Proposed new dwelling, 33 Margett Street, Cottenham
- [S/0115/19/OL](#) - Outline planning permission for the erection of 2 dwellings with all matters reserved, Haelan Feld Farm, Twentypence Road, Cottenham

SCDC - For information only

- [S/4711/18/DC](#) - Discharge of Condition 3 (hard and soft landscape) of planning consent S/3615/17/RM for approval of Reserved Matters for access, appearance, landscaping, layout and scale following outline planning permission S/1952/15/OL for the demolition of existing barn and construction of up to 50 dwellings, Land at Oakington Road, Cottenham (Bellway)
- [S/0037/19/DC](#) - Discharge of condition 6 (management and maintenance of proposed streets) of planning consent S/3615/17/RM for application for approval of reserved matters for access, appearance, landscaping, layout and scale following outline planning permission S/1952/15/OL for the demolition of existing barn and construction of up to 50 dwellings, Land at Oakington Road, Cottenham (Bellway)

SCDC Decisions – Approvals

- [S/4407/18/FL](#) – Two storey rear extension and single storey front extension, 38 Histon Road, Cottenham

SCDC Decisions – Refusals

- [S/4280/18/VC](#) – Variation of condition 2 (Plans) of planning permission S/1707/15/FL, 182 High Street, Cottenham

Tree Order

- [S/0093/19/TC](#) – T1 Mature Silver Birch. Too large/tall causing blocked drains and gutters with seeds and leaves. Too close to neighbour's dwelling and drive causing overshadowing and fear of damage from falling branches etc. This removal will allow other smaller trees (holly, lilac etc.) to grow. Request permission to remove, 9 Church Close, Cottenham
- [S/0188/19/TC](#) - Walnut - Reduce crown by 2.5 metres all round and thin remaining crown by 10%, 279 High Street, Cottenham
- [S/0190/19/TC](#) – T1 Eucalyptus - Top and fell to ground level; T2 4 x Cypress - Top and fell to ground level; T3 Multi-stemmed Lawson Cypress - Reduce height by 2.5 metres; T4 Cedar - Top and fell to ground level; T5 Cypress - Top and fell to ground level., 209 High Street, Cottenham

19P/015. Consultation

As you may be aware, Cambridge City Council and South Cambridgeshire District Council have been developing a collaborative Housing Strategy for the Greater Cambridge area. The proposed Strategy details how the two authorities will meet the housing challenges over the next five years and will help to guide the future planning of new homes, as well as ensuring existing homes are fit for purpose.

The Strategy focusses on three key themes:

- Building the right homes that people need and can afford to live in
- Enabling people to live settled lives
- Building strong partnerships

We are now seeking your views on the draft Strategy to make sure that the proposed priorities and activities are the right ones. As part of the consultation, as well as consulting with local people, we are writing to all Parish Councils in South Cambridgeshire, Registered Providers, Developers and other key partners with an interest in housing to help shape the Strategy.

I would therefore be grateful if the parish council could take a few minutes by completing the online survey. The draft Strategy and survey are available on our website at <https://www.scambs.gov.uk/housing/housing-strategy-consultation/>.

Alternatively if you prefer to complete a paper version, this can also be downloaded from the website. If you want any further information to help complete the survey, please email gchs@scambs.gov.uk.

Your views are very important to us. The closing date for responses is Friday, 25th January 2019. The Strategy will then need to be formally approved through both councils' formal decision making processes in March/April 2019 before it can be adopted.

Many thanks for your help in this matter.

Julie Fletcher | Head of Housing Strategy

19P/016. Bellway public open space

Under the terms of the section 106 agreement Bellway Homes are obliged to offer the public open space to the Council (or its nominee) for adoption. If the Council (or its nominee) declines the offer or where no answer is provided within 30 working days then Bellway Homes are entitled to transfer the land to a management company. The 30 working days expires on Fri 22nd February.

The public open space is provided in the central and eastern part of the site (see attached plan showing areas as hatched).

If the Parish Council were to take transfer of the public open space it would also receive the On-Site Public Open Space Maintenance Contribution which equates to £10.17 per square metre for grass cutting and an additional (undefined amount) for any additional landscaping requirements (i.e. tree maintenance).

19P/017. Bellway Community Liaison Group

Next meeting is on 7th February at 11am in Cambourne. Cllr Kidston previously attended as Planning Chair with the Clerk.