

Planning Committee Meeting Minutes

Meeting held via Zoom on Thursday 3rd September 2020 at 7.30pm

Present: Cllrs Morris (Chair), Bolitho, Jones, Ward, Collinson, and the Assistant Clerk

20P/131. Chairman's Introduction and Apologies – Apologies accepted from The Clerk (personal) and Cllr Graves (work).

20P/132. Any Questions from the Public or Press – None present.

20P/133. To accept Declarations of Interest and Dispensations – Cllr Bolitho declared an Other Interest in item 20/03377/FUL. Cllr Collinson declared an Other Interest in item 20/1799/TTCA. Cllr Ward declared an Other Interest in item 20/03305/FUL.

20P/134. Minutes – Resolution that the minutes of the Committee meeting held on 20th August 2020 be signed as a correct record. Proposed Cllr Ward and seconded by Cllr Bolitho. **RESOLVED.**

20P/135. Planning Applications:

- **S/4207/19/RM** - Approval of matters reserved for appearance landscaping layout and scale following outline planning permission S/2876/16/OL for a residential development comprising 154 dwellings including access (AMENDMENT), Land NE of Rampton Road, Cottenham. CPC Previously responded on 6th August. 15 new documents added to planning application since. Most significant change is to access and design statement, and to biodiversity: retention of hedgerows. Reduced to 147 dwellings. No real material changes addressing CPC's previous comments. Still includes double row of houses. 3.2 Street scene - changed render of some dwellings but not addressed concerns over pitch of roofs. Resolution that Cllr Morris writes a response based on previous representation, including points raised above. Proposed Cllr Ward and seconded by Cllr Collinson. **RESOLVED** Resolution that Cllr Morris speaks on behalf of CPC at the SCDC planning committee meeting on 9th September 2020. Proposed Cllr Ward and seconded by Cllr Bolitho. **RESOLVED.** Cllr Morris to circulate speech to committee members prior to the SCDC meeting.
- **20/03282/TELNOT** - Regulation 5 notification for the removal and replacement of 3 no. antennas, the installation of 1 no. GPS node and associated ancillary works, Existing Mast, Beach Road, Cottenham. Noted.
- **20/03305/FUL** - Permanent retention of existing log cabin used for residential purposes, Bassenhally Farm, Broad Lane, Cottenham. Concerns raised regarding suitability for permanent residence. CPC has previously supported similar enterprises. Supported by NHP and LP. CPC recommends approval. Proposed Cllr Collinson and seconded by Cllr Morris. **APPROVED.** CPC strongly support a business in the countryside.
- **20/03460/PRI03Q** - Prior approval for the change of use and conversion of an agricultural building to 1 no. dwellinghouse (Class C3), Lingwood Farm, Smithy Fen, Cottenham. Within framework of existing building. CPC recommends approval. Proposed Cllr Ward and seconded by Cllr Jones. **APPROVED.**
- **20/03377/FUL** - Reduction in size of retail unit, conversion of rear part of ground floor of commercial unit to residential, conversion of first floor of retail unit to residential use and the erection of a single dwelling to rear of site, 76 High Street, Cottenham. Noted that application is scaled down from previous application on site. CPC recommends approval. Proposed Cllr Ward and seconded by Cllr Jones. **APPROVED.**
- **S/1617/19/VC** - Variation of conditions 31 (Rampton Road and Oakington Road roundabout improvements), 32 (Footway/Cycleway from site entrance to existing footway), 33 (Widening of footway/cycleway to junction with Rampton Road), 34 (Widening of Rampton Road footway) and 35 (Bus Stop Improvement) of planning permission S/1606/16/OL, Land At Oakington Road, Cottenham. CPC recommends approval subject to inclusion of following

completion dates: Condition 31: completion date by end of October 2021 and Condition 32,33,34: completion date by end of October 2020. Proposed Cllr Ward and seconded by Cllr Jones. **APPROVED**

Tree Works

- **20/1799/TTCA** – Removal of Golden Elm, 11 Histon Road, Cottenham. CPC object to removal as no supporting information provided. Proposed Cllr Bolitho and seconded by Cllr Morris. **REFUSED**
- **20/1800/TTCA** - T1 Eucalyptus Fell Underestimated how large this tree would groww, unsuitable for garden; T2 Yew Fell Major roots encroaching on house, concerned for foundations – 12 Cundell Drive, Cottenham. CPC recommends approval of removal of Eucalyptus. Proposed Cllr Bolitho and seconded by Cllr Collinson. **APPROVED**. further details needed on size of yew, reason to remove does not seem appropriate. CPC object to removal of yew tree. Proposed Cllr Bolitho and seconded by Cllr Jones. **REFUSED**

SCDC – Approvals

- **20/02751/FUL** - Conversion of an outbuilding into a 2 bedroom bungalow, Land r/o 160 Histon Road, Cottenham

For information only

- **S/0208/18/CONDA** - Submission of details required by condition 4 (1:20 scale drawings of all proposed windows and doors) of planning permission S/0208/18/FL, 87 High Street, Cottenham
- **S/3672/19/CONDA** - Submission of details required by conditions 2 (Contamination), 3 (Surface water drainage), 4 (Foul water drainage) and 5 (Scheme of biodiversity enhancement and management) of prior approval S/3672/19/PA
- **S/2549/19/NMA1** – Non-material amendment of planning permission S/2549/19/RM changes to the planning layout and boundary treatments plan, Land to The South West Rampton Road, Cottenham
- **S/1510/17/CONDA** - Submission of details required by condition 6 (Workshop Doors) of listed building consent S/1510/17/LB, 120 High Street, Cottenham

20P/136. Consultation re. changes to current planning system – consider draft response to consultation which sets out proposals for measures to improve the effectiveness of the current planning system (by 1st October) – Cllr Morris ran through draft response. Cllr Morris and Jones to redraft, including comments from committee members, for consideration at next planning meeting.

20P/137. Enforcement – consider updates from Enforcement Officers and additional items for enforcement – Case 3/19 Clerk still waiting for a response from Tony Wallis, will be following up with Tumi Hawkins. Case 11/18 Resident has contacted Clerk with concerns regarding height of wall, and possible damage to pavement nearby. Assistant Clerk to follow up pavements with LHO.

20P/138. Date of next meeting – 22nd September 2020

20P/139. Close of meeting – 8.53pm.

Signed _____ (Chair) Date _____