

SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL

Minutes of a meeting of the Planning Committee held on
Wednesday, 4 December 2013 at 10.00 a.m.

PRESENT: Councillor Robert Turner – Chairman
Councillor Lynda Harford – Vice-Chairman

Councillors:	Val Barrett	Brian Burling
	Tumi Hawkins	Sebastian Kindersley
	David McCraith	Charles Nightingale (substitute)
	Deborah Roberts	Ben Shelton
	Hazel Smith	Nick Wright

Officers in attendance for all or part of the meeting:

Nigel Blazeby (Development Control Manager), Gary Duthie (Senior Lawyer), Dylan Jones (Planning Team Leader (East)), John Koch (Planning Team Leader (West)), Ross Leal (Senior Planning Officer), Stephen Reid (Senior Planning Lawyer), Melissa Reynolds (Team Leader (Planning)) and Ian Senior (Democratic Services Officer)

Councillors Alison Elcox and Clayton Hudson were in attendance, by invitation.

Apologies for absence were received from Councillors David Bard and Caroline Hunt.

68. DECLARATIONS OF INTEREST

There were no declarations of interest.

69. MINUTES OF PREVIOUS MEETING

The Committee authorised the Chairman to sign, as a correct record, the Minutes of the meeting held on 6 November 2013.

70. S/0534/12/VC - CAMBOURNE (MORRISONS, BROAD STREET)

Roger Hume (objector) and Councillor Clayton Hudson (a local Member) addressed the meeting. Councillor Alison Elcox (a local Member) was present but opted not to speak.

The Committee gave officers **delegated powers to approve** the application, subject to

1. the prior completion of a new Legal Agreement under Section 106 of the Town and Country Planning Act 1990 following consultation with Cambourne Parish Council.
 - a. reiterating the provisions in the original Agreement, where still applicable, and including the amended wording described below.
 - b. delivering covenants as set out in the Committee Report that would bind the land and building that the supermarket comprises and thus ensure that no more than 596 square metres [6415.3square feet] of its net sales area can be used for the sale of comparison goods to members of the public.
 - c. retaining an overall sales area but with the following higher limits as set out in the Committee Report for chemists goods and recreational and other miscellaneous goods,
 - i. Chemists goods: 152 square metres
 - ii. Recreational and other miscellaneous goods: 180 square metres
 - iii. All other categories: 92 square metres

as indicated on the submitted floor layout plan.

2. The Conditions set out in the report from the Planning and New Communities Director.

The Committee welcomed the applicant's commitment to granting a licence for four Farmers' Market events on the Market Square at the junction of Broad Street and High Street in Cambourne, but instructed officers to investigate with the applicant the possibility of extending the trial period to 12 months in order better to assess practicality and viability and success of the markets, and provide potential stallholders with a greater guarantee.

71. S/2110/13/VC - FEN DRAYTON (OAK TREE ROAD)

David Coles (objector) and David Ellis (applicant's agent) addressed the meeting.

Members visited the site on 3 December 2013. The Committee **approved** the application subject to the Conditions set out in the report from the Planning and New Communities Director.

Members requested that an Informative be included in the Decision Notice requiring the establishment of a Liaison Group, meeting a minimum of twice a year and more often if necessary, to address operational impact, future proposals and other matters relating to the Nursery. The applicant agreed that Councillor Nick Wright, a local Member, should attend Group meetings. Fen Drayton Parish Council would also be invited to attend.

72. S/2080/13/FL- THRILOW (LAND TO THE EAST OF CHURCH STREET) - WITHDRAWN FROM THE AGENDA

The Committee noted that this application had been withdrawn from the agenda.

73. APPEALS AGAINST PLANNING DECISIONS AND ENFORCEMENT ACTION

The Committee **received and noted** a report on Appeals against planning decisions and enforcement action.

74. ENFORCEMENT ACTION UPDATE

The Committee **received and noted** an Update on enforcement action.

75. ENFORCEMENT ACTION PROGRESS REPORT

The Committee noted that an Enforcement Action Progress report had been attached to the electronic version of the agenda on the Council's website.

The Meeting ended at 11.20 a.m.
