

SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL

Minutes of a meeting of the Planning Committee held on
Wednesday, 6 June 2012 at 10.00 a.m.

PRESENT: Councillor Robert Turner – Chairman
Councillor David Bard – Vice-Chairman

Councillors: Val Barrett Trisha Bear (substitute)
Brian Burling Tumi Hawkins
Sebastian Kindersley Raymond Matthews (substitute)
David McCraith Charles Nightingale
Deborah Roberts Hazel Smith
Nick Wright

Officers in attendance for all or part of the meeting:

Julie Ayre (Principal Planning Officer (Major Developments)), Nigel Blazeby (Development Control Manager), Chris Collison (Interim Head of Planning), Gary Duthie (Senior Lawyer), Matthew Hare (Senior Planning Officer), Karen Pell-Coggins (Senior Planning Assistant), Stephen Reid (Senior Planning Lawyer), Ian Senior (Democratic Services Officer) and Kate Wood (Planning Team Leader (East))

Apologies for absence were received from Councillors Lynda Harford and Mervyn Loynes.

1. GENERAL DECLARATIONS OF INTEREST

Councillor Sebastian Kindersley declared a personal interest as an elected Member of Cambridgeshire County Council, a statutory consultee for all planning applications on the agenda

2. MINUTES OF PREVIOUS MEETING

The Committee authorised the Chairman to sign, as a correct record, the Minutes of the meeting held on 9 May 2012.

The Committee agreed correct the wording of Minute 162 (S/2317/11 – Cottenham (Beach Road)), from the meeting held on 4 April 2012, so as to read as follows:

“Mr Biggs (for the applicant) addressed the meeting.

Prior to considering this application, the Committee viewed the site on 3 April 2012. The Committee **gave officers delegated powers to refuse** the application for the reason set out in the report from the Corporate Manager (Planning and New Communities) and including wider sustainability and affordable housing issues, subject to clarification of the proposed visibility splays on the existing hedgerow fronting Beach Road.

Councillor Lynda Harford declared a personal interest as a member of Cottenham Parish Council. She had attended the Planning Sub-Committee meeting at which this application had been discussed, provided information during the course of the debate, but did not vote.”

3. S/0534/12/VC - CAMBOURNE (WM MORRISONS, BROAD STREET) - WITHDRAWN FROM AGENDA

The Committee noted that this application had been **withdrawn** from the agenda. However, Committee members viewed the site on 1 June 2012.

4. S/0821/12/PO - HARDWICK (196 ST NEOTS ROAD)

The Committee **approved** the application to remove the occupation tie by modifying the Planning Obligation associated with Planning Permission S/0315/89/F.

5. S/1490/10 - STEEPLE MORDEN (LAND ADJACENT TO 28 ASHWELL ROAD)

Christine Steele, representative of Bedford Pilgrims Housing Association (supporter) addressed the meeting.

The Committee gave officers **delegated powers to approve** the application, subject to further consultation with Steeple Morden Parish Council and liaison with the Planning Committee Chairman, with a view to agreeing an Affordable Housing Scheme whereby (i) dwellings would be offered to Qualifying Persons with a local connection to the nearest Parishes to the Site should there be nobody with a local connection to Steeple Morden and then cascading out to those with a local connection to other villages within a 15 mile radius and (ii) because of this site being an "Rural Exception Site" there being suitable wording to reduce the chances that the dwellings would not remain as affordable units in perpetuity because of mortgagee exclusion provisions.

6. S/2559/11 - ORCHARD PARK (SITE A (FORMERLY Q & HRCC) LAND OFF RINGFORT ROAD, AND SITE B (FORMERLY E3, COMM2A, COMM2B & E4) LAND OFF CHIEFTAIN WAY)

Colin Campbell (applicant's agent) and Yemi Macauley (Orchard Park Community Council) addressed the meeting.

Prior to considering this application, the Committee viewed the site on 1 June 2012. The Committee **deferred** the application.

7. S/2587/11- GREAT SHELFORD (CAMPING AND CARAVAN SITE, CABBAGE MOOR)

Andrew Harper (objector) addressed the meeting.

The Committee **approved** the application as amended by additional information and Flood risk Assessment dated 5 April 2012, subject to the Conditions and Informatives set out in the report from the Planning and New Communities Director.

Councillor Charles Nightingale declared a personal interest as a member of Great Shelford Parish Council. He had attended the meeting at which this application had been discussed but was now considering the matter afresh.

8. S/2509/11 - STAPLEFORD (BURY FARM, BURY ROAD)

Christopher Wright (objector) and Paul Barnes (on behalf of the applicant) addressed the meeting.

Prior to considering this application, the Committee viewed the site on 1 June 2012. The Committee **approved** the application as amended, subject to its description being

changed to ‘...community study and education centre for the arts and music (Use Class D1) together with the use of identified performance spaces for concert use no more than 12 times per calendar year’, the Conditions set out in the report from the Planning and New Communities Director, and additional conditions to restrict the potential for overlooking and to agree the location of contractors’ storage and parking during the building works.

Councillor Charles Nightingale declared a personal interest as a member of Stapleford Parish Council. He had attended the meeting at which this application had been discussed but was now considering the matter afresh.

9. APPEALS AGAINST PLANNING DECISIONS AND ENFORCEMENT ACTION

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

The Meeting ended at 11.40 a.m.
