

## PLANNING COMMITTEE

WEDNESDAY, 3 NOVEMBER 2010

### DECISIONS

Set out below is a summary of the decisions taken at the meeting of the Planning Committee held on Wednesday, 3 November 2010. The wording used does not necessarily reflect the actual wording that will appear in the minutes.

If you have any queries about any matters referred to in this decision sheet please contact Ian Senior, 03450 450 500.

- 1. S/0983/10/F - CAMBOURNE (UC 11 UPPER CAMBOURNE)**  
The Committee gave officers delegated powers to approve the application, as amended by drawings received on 11 and 26 August 2010, subject to completion of a Section 106 Legal Agreement securing financial contributions for purposes that could include, among other things, public art, public open space, community facilities, and education, to the Conditions set out in the report from the Corporate Manager (Planning and New Communities) and, subject to further consideration by officers, to an additional Condition requiring the submission of an appropriate Water Conservation Strategy.
- 2. S/1247/10/F - COTTENHAM (50 CHURCH LANE)**  
Deferred for a site visit.
- 3. S/1404/10/A - DUXFORD (42 STATION ROAD EAST)**  
The Committee approved the application, contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities). **Reason:** Having viewed the site, Members considered that the benefit of the sign indicating where the hotel was outweighed the possible harm to highway safety due to distraction caused to vehicle drivers on the A505.
- 4. S/0756/10/F & S/0757/10/F - FOXTON (BURLINGTON PRESS 1, STATION ROAD)**  
The Committee approved both applications, subject in each case to the Conditions set out in the report from the Corporate Manager (Planning and New Communities).
- 5. S/1137/10/F - FULBOURN (LAND OFF COX'S DROVE)**  
The Committee approved the application, subject to the Conditions referred to in the report from the Corporate Manager (Planning and New Communities), and the taking of appropriate tree protection measures in the light of the tree survey arboricultural impact assessment.
- 6. S/1297/10/F - CROYDON (CROYDON FARM, LOWER ROAD)**  
The Committee gave officers delegated powers to approve the application, subject to the completion of a Section 106 Legal Agreement limiting occupation and use of the proposed holiday lets and requiring from the applicant a contribution towards the cost of the speed limit along Lower Road, and to the Conditions referred to in the report from the Corporate Manager (Planning and New Communities). Should there be no agreement to contribute towards the reduction of the speed limit, officers would present a further report to a future meeting of the Planning Committee.
- 7. S/0244/10/F - GAMLINGAY (UNIT 3 THE OLD GLOVE FACTORY, CHURCH STREET)**

The Committee approved the application, contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities). Reason: Having visited the site, Members weighed up the impact of the proposal and potential alternative uses for the Old Glove Factory, and considered that, subject to any traffic concerns being addressed, the community benefits of the proposal outweighed any adverse impact on neighbour amenity and highway safety.

**8. S/1460/10/F - HISTON (ETHELDRED HOUSE, CLAY STREET)**

The Committee approved the application, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities), Condition 9 being amended so as to delete "The building, hereby permitted, shall not be occupied until..." and replace it with "Prior to development commencing..." and Condition 11 being amended so as to add "Prior to development commencing..." before "Details of the location..."

**9. S/1415/10/F - SHEPRETH (21 MELDRETH ROAD)**

The Committee refused the application contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities). Reason: Having visited the site, Members considered that the cramped nature of the development would have a significant adverse impact on the street scene and on the neighbouring property at 21a Meldreth Road. Members expressed concern at the proposed removal of an existing hedge and stated that, subject to support from the Local Highways Authority, highway safety should also be cited as a reason for refusal.

**10. S/1101/10/F - PAPWORTH EVERARD (LAND WEST OF ERMINE STREET SOUTH)**

The Committee approved the application, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities), Conditions ... being reworded as follows:

**11. S/1106/10/F - GREAT ABINGTON (BARN ADJACENT 44 NORTH ROAD)**

The Committee approved the application contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities), subject to the imposition of appropriate Conditions. Reason: Members were satisfied that the property had been marketed adequately, and that there was no reason for delaying the proposal further.

**12. S/1304/10/F - LANDBEACH (56 HIGH STREET)**

The Committee approved the application, subject to the Conditions set out, and the informatives referred to, in the report from the Corporate Manager (Planning and New Communities).

**13. S/1679/09/F - THRILOW (LAND TO THE SOUTH-WEST OF 8 WOBURN MEWS & 54 WOBURN PLACE)**

The Committee refused the application, contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities). Reason: Members expressed concern at the cramped nature of the proposal due to the bulk of the dwellings, the resultant loss of an important green open space and, in the absence of any evidence to the contrary, potential noise from the A505.

**14. S/1151/10/F - BOURN (ROCKERY FARM, BROADWAY)**

The Committee approved the application as a Departure to Policy HG/5 of the South Cambridgeshire Local Development Framework 2007, as amended by plans CW.02A, CW.03A, CW.04A, CW.06A and CW.07A date stamped 7 September

2010, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities) (Condition 10 being amended to begin “No development shall begin until details of a scheme for the provision and future maintenance of the open space area...” ) and to the Condition set out in the update report from the Corporate Manager (Planning and New Communities).

**15. S/0816/10/F & S/0817/10/LB - KINGSTON (THE OLD RECTORY, RECTORY LANE)**

Deferred for three months to give officers and the applicant more time to consider the response from English Heritage.