

SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL

Minutes of a meeting of the Planning Committee held on
Wednesday, 8 May 2013 at 10.00 a.m.

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

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| Councillors: | Val Barrett | Brian Burling |
| | Lynda Harford | Tumi Hawkins |
| | Sebastian Kindersley | David McCraith |
| | Charles Nightingale | Deborah Roberts |
| | Neil Scarr | Hazel Smith |
| | Nick Wright | |

Officers in attendance for all or part of the meeting:

Nigel Blazeby (Development Control Manager), Paul Derry (Senior Planning Assistant), Gary Duthie (Senior Lawyer), John Koch (Planning Team Leader (West)), Ray McMurray (Principal Planning Officer (East)), Karen Pell-Coggins (Senior Planning Assistant), Ian Senior (Democratic Services Officer), Charles Swain (Enforcement Officer) and Kate Wood (Planning Team Leader (East))

192. DECLARATIONS OF INTEREST

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| Councillor Deborah Roberts | Non-pecuniary interest as having been present at the meeting of Fowlmere Parish Council's Planning Committee where application S/1330/12/FL had been discussed (Minute no. 195 refers) but was considering the application afresh. |
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| Councillor Hazel Smith | Non-pecuniary interest as having been present at the meeting of Milton Parish Council's Planning Committee where application S/0327/13/FL had been discussed (Minute no. 198 refers) but was considering the application afresh. |
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193. MINUTES OF PREVIOUS MEETING

The Committee authorised the Chairman to sign, as a correct record, the Minutes of the meeting held on 3 April 2013.

194. S/2364/12/VC - COTTENHAM (1-6 PINE LANE, SMITHY FEN)

The Committee **noted** that this application had been **withdrawn from the agenda** for legal and planning reasons that had become apparent shortly before the meeting and which called into question whether or not the application could be determined. The Chairman and officers regretted the situation and apologised to those members of the public and Cottenham Parish Council who had attended the meeting both as observers and speakers. In response to concern expressed by a Member, the Senior Lawyer advised that, while there was technically a risk of an appeal being lodged for non-determination, this was dependent on the application being validated.

As a matter of courtesy, Members invited Rosemary Jones, Jackie Smith and Julia Brand (objectors) and Rick Bristow (Cottenham Parish Council) to address the Committee.

195. S/1330/12/FL - FOWLMERE (9 JACKSONS WAY)

Members attended a site visit on 7 May 2013. Although it was noted that the application complied with South Cambridgeshire District Council's Design Guide, a number of Members expressed concern that the proposed extension was out of keeping with the character of the area and would have an adverse impact on the amenity of neighbours, especially the occupier of no. 8 Jackson's Way. However, the Committee **approved** the application upon the Chairman's casting vote, subject to the Conditions referred to in the report from the Planning and New Communities Director.

196. S/0630/13/FL - HARDWICK (3 LARKS RISE)

James Wakeling (applicant) addressed the meeting. A statement from Councillor Jim Stewart (local Member) in support of the application had previously been circulated to Committee members.

Members attended a site visit on 7 May 2013. The Committee gave officers **delegated powers to approve** the application, contrary to the recommendation in the report from the Planning and New Communities Director, subject to appropriate Conditions (including Conditions to protect neighbour amenity and mitigate the effects, if any, of contaminated land), and the prior completion of a Legal Agreement under Section 106 of the Town and Country Planning Act 1990 securing a financial contribution towards Affordable Housing. Members agreed the reason for approval as being the absence of any adverse impact on visual character or neighbour amenity.

197. S/0138&9/13 - BARTLOW (1 STABLE COTTAGES)

Michael Hendry (applicant's agent) addressed the Committee, and the Planning Team Leader (East) read out a statement from Councillor Roger Hickford (a local Member) in support of the application. Members noted that Councillor Trisha Bear (the other local Member) also supported the proposal.

Members attended a site visit on 7 May 2013. The Committee approved applications S/0138/13/FL and S/0139/13/LB, contrary to the recommendation in the report from the Planning and New Communities Director, subject to appropriate Conditions including the requirement for dark colour treatment of the framework supporting the solar panels to reduce visual prominence, and removal of the panels when no longer needed. Members agreed the reason for approval as being that the imposition of the two Conditions specified above rendered the application compliant with Policies NE/2, CH/3 and CH/5 of the Local Development Framework 2007.

198. S/0327/13/FL - MILTON (REAR OF GREENGATES, FEN ROAD)

The Committee **deferred** the application for a site visit and to allow time to collate further information relating to foul water drainage and fresh water supply, and other matters within the remit of the Council's Environmental Health service.

199. S/0382/13/FL - WATERBEACH (31 BURGESS ROAD)

Paul Belton (applicant's agent) addressed the meeting.

The Committee **approved** the application, as amended, subject to the Conditions set out in the report from the Planning and New Communities Director.

200. PUBLIC SPEAKING PROTOCOL - REVIEW OF ARRANGEMENTS AT PLANNING COMMITTEE MEETINGS

The Planning Committee **endorsed** the draft protocol attached at Appendix B, and **adopted** it for use with immediate effect, subject to officers being given delegated power to make any minor typographical changes.

201. ENFORCEMENT ACTION UPDATE

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

202. APPEALS AGAINST PLANNING DECISIONS AND ENFORCEMENT ACTION

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

The Development Control Manager made a verbal presentation on the award of costs at Appeal Hearings citing three recent specific cases involving South Cambridgeshire District Council. In response to a request from a Committee member, the Senior Lawyer undertook to circulate further details to Members outside the meeting.

The Meeting ended at 12.15 p.m.
