

SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL

Minutes of a meeting of the Planning Committee held on
Wednesday, 9 October 2019 at 10.30 a.m.

PRESENT: Councillor John Batchelor – Chairman
Councillor Pippa Heylings – Vice-Chairman

Councillors: Henry Batchelor (substitute) Anna Bradnam
Peter Fane Brian Milnes
Judith Rippeth Deborah Roberts
Peter Topping Heather Williams
Nick Wright

Officers in attendance for all or part of the meeting:

Julie Ayre (Planning Team Leader (East)), Nigel Blazeby (Planning Delivery Manager), Alistair Funge (Planning Enforcement Officer), Stephen Reid (Senior Planning Lawyer), Ian Senior (Democratic Services Officer) and Rebecca Ward (Principal Planning Officer)

Councillor Dr. Tumi Hawkins was in attendance, by invitation.

1. APOLOGIES AND APPOINTMENT OF VICE-CHAIRMAN FOR THE MEETING

Councillors Dr. Martin Cahn and Pippa Heylings sent Apologies for Absence. Councillor Henry Batchelor was in attendance as substitute for 4 Councillor Heylings.

In Councillor Heylings' absence, the Committee agreed by affirmation that Councillor Brian Milnes be appointed Vice-Chairman for the meeting.

2. DECLARATIONS OF INTEREST

In the interests of clarity, Councillors Anna Bradnam and Judith Rippeth stated that they were both local Members for the ward of Milton & Waterbeach.

3. RECORDED VOTING

Upon the proposal of Councillor Brian Milnes, seconded by Councillor Judith Rippeth, the Committee unanimously agreed that all substantive votes at the current Planning Committee meeting should be recorded by name and / or number and name.

4. MINUTES OF PREVIOUS MEETINGS

The Committee authorised the Chairman to sign, as a correct record, the minutes of the meeting held on 12 September 2019. Councillors Anna Bradnam and Deborah Roberts pointed out that they had not been present at that meeting.

5. S/4619/18/RM - CALDECOTE / HARDWICK (HIGHFIELDS CALDECOTE) (LAND EAST OF HIGHFIELDS ROAD)

Members visited the site on 8 October 2019.

Phil Claridge (objector), John Baines (for the applicant), Mary-Ann Claridge (agent for Caldecote Parish Council) and Councillor Dr. Tumi Hawkins (local Member) addressed the

meeting.

Addressing Members' concerns, officers

- Said they were satisfied with the soundness of the public consultation and process adopted by the District Council's Design Enabling Panel
- confirmed that Condition (c) would be amended slightly to reflect public concern about the trigger point
- reminded Members that the principle of development, including some Conditions, had been established when outline planning permission had been granted
- agreed that Caldecote Parish Council and the Village Design Group should be consulted prior to the discharge of Conditions
- agreed to impose a Condition requiring retention of the hedgerow between the site and Highfields Road
- clarified that the question of drainage had been addressed at the outline application stage and that, although drainage impacted on other issues, it was not in itself a matter for consideration at this Reserved Matters stage
- pointed out that the inclusion in the application of three-storey buildings – the subject of some Members' concern – resulted from the Appeal Hearing that had overturned the Committee's refusal of the outline planning application and that helped create a sense of place

Councillor Deborah Roberts was minded to refuse but proposed deferral because too many aspects of the application remained unresolved. She expressed concern at the clustering of affordable housing units, and the Local Highway Authority's indication that it did not intend adopting the estate roads. Councillor Anna Bradnam seconded the proposal but, by six votes to four, the proposal was lost.

On the Chairman's casting vote, Planning Committee gave officers **delegated powers to approve** the application subject to

- The review and amendment of Condition a) drawing numbers to include latest plans approved by the Local Highways Authority.
- The review and amendment of Condition c) to include the trigger 'prior to the construction' of the pumping station.
- Inclusion of a Condition requiring the retention of the hedgerow along the Highfields Road.
- Final wording of all Conditions being reviewed and agreed by officers in consultation with the Chairman and Vice-Chairman of the meeting prior to a Decision Notice being issued.

(Councillors John Batchelor, Fane, Milnes, Rippeth and Wright voted to approve the application. Councillors Henry Batchelor, Bradnam, Roberts, Topping and Heather Williams voted to refuse it. Councillor John Batchelor cast his second vote in favour of the application.)

6. MILTON - CAMBRIDGE SCIENCE PARK

The case officer read out a third party representation received after publication of the agenda, and referred to the Members briefing on this issue that had taken place immediately before the meeting. The case officer confirmed that the fact that South Cambridgeshire District Council owned a property on Cambridge Science Park was not a material consideration.

Councillor Anna Bradnam referred to the traffic congestion that existed already in the area of the Science Park, and said it was crucial to do everything possible to promote modal shift.

By nine votes to nil (with one abstention), the Planning Committee gave officers **delegate authority** to negotiate, secure and complete, upon terms considered appropriate, the framework agreement under Section 106 of the Town and Country Planning Act 1990.

(Councillors Henry Batchelor, John Batchelor, Bradnam, Fane, Milnes, Roberts, Topping, Heather Williams and Wright voted in favour. Councillor Rippeth abstained.)

7. ENFORCEMENT REPORT

The Committee **received and noted** an Update on enforcement action. In reply to Members' questions, the Senior Enforcement Officer gave the following updates:

Queen's Head, Fowlmere

Officers would be meeting with the owners on 15 October 2019, but Members should be aware that satisfactory resolution would not be straightforward.

St. Neots Road, Hardwick

The owner of the adjoining property had refused consent for the gas supply to be disconnected. Therefore, Members should be aware that the issue would not be resolved until Spring 2020.

Smithy Fen, Cottenham

Officers were currently seeking an Injunction.

Argus Way, Waterbeach

Officers would investigate issues regarding the Local Equipped Area of Play, and report back to the Planning Committee.

Whaddon

Officers were unable to confirm whether or not the Closed Circuit Television camera was functioning.

Councillor Brian Milnes congratulated the Planning Enforcement Team for achieving its performance targets.

8. APPEALS AGAINST PLANNING DECISIONS AND ENFORCEMENT ACTION

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

Amid concern that South Cambridgeshire District Council no longer had a dedicated Appeals Officer, the Delivery Manager (Planning) referred to the emerging staff structure for the Greater Cambridge Planning Service, which envisaged an alternative means of processing appeals.

9. DATE OF EXTRAORDINARY MEETING

Members noted that there would be an Extraordinary Planning Committee meeting on Thursday 24 October 2019 starting at 10.00am.

The Meeting ended at 12.55 p.m.
