

## **SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL**

Minutes of a meeting of the Planning Committee held on  
Wednesday, 6 October 2010 at 2.00 p.m.

**PRESENT:** Councillor Pippa Corney – Chairman  
Councillor Robert Turner – Vice-Chairman

Councillors:	Richard Barrett (substitute)	Val Barrett
	Trisha Bear	Brian Burling
	Lynda Harford	Sally Hatton
	Sebastian Kindersley	Mervyn Loynes
	Raymond Matthews	Charles Nightingale
	(substitute)	
	Deborah Roberts	Hazel Smith
	John F Williams	

Officers in attendance for all or part of the meeting:

Edward Durrant (Planning Assistant), Gary Duthie (Senior Lawyer), Saffron Garner (Senior Planning Assistant), Gareth Jones (Head of Planning), Michael Jones (Senior Planning Assistant), John Koch (Team Leader), Ray McMurray (Principal Planning Officer (East)), Stephen Reid (Senior Planning Lawyer), Ian Senior (Democratic Services Officer), Paul Sexton (Principal Planning Officer (West)), Charles Swain (Enforcement Officer) and Kate Wood (Planning Team Leader (East))

Councillors James Hockney and Janet Lockwood were in attendance, by invitation.

Apologies for absence were received from Councillors David McCraith and Nick Wright.

### **61. GENERAL DECLARATIONS OF INTEREST**

Councillor Sebastian Kindersley declared a personal interest as an elected member of Cambridgeshire County Council.

### **62. MINUTES OF PREVIOUS MEETING**

The Committee authorised the Acting Chairman to sign, as a correct record, the minutes of the meetings held on 1 September 2010,

### **63. CAMBOURNE DRAINAGE UPDATE**

The Committee received a report summarising the drainage situation as at 23 September 2010.

Colin Sharp (WSP) addressed the meeting and summarised the remedial works carried out to date relating to the adoptable sewers. Measures taken during 2009 had reduced the incidence of flooding during 2010, but the Consortium accepted that there remained a problem. Accordingly, a system of “tankerage” had been adopted, and non-return valves were being fitted to prevent the flooding of private properties. Efforts were continuing to identify troublespots and to take appropriate mitigating action. As the sewers had not yet been adopted, the developers remained liable for the cost of remediation. Mr Sharp confirmed that the Consortium accepted that its ultimate responsibility was to do everything necessary to bring the sewers up to the standard required for them to be adopted and maintained by Anglian Water.

The Planning Lawyer said that the Consortium was ultimately responsible for ensuring resolution of the flooding issues in Cambourne.

**64. S/0990/10/RM - CAMBOURNE (LAND PARCEL UC01, UPPER CAMBOURNE)**

On the Chairman's casting vote, the Committee **approved** the Reserved Matters of layout, scale, appearance, access and principles of landscaping as amended by plans received 23 September 2010, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities), which are additional to those referred to in Outline planning permission S/1371/92/O.

**65. S/0790/10/F - GREAT SHELFORD (49 WOOLLARDS LANE)**

David Freeman (objector) and Nick Parkinson (applicant's agent) addressed the meeting.

Prior to considering this application, the Committee attended a site visit on 6 October 2010. The Committee gave officers **delegated powers to approve** the application, as amended, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities), and to an appropriate redesign of the proposal to address Members' concerns about boundary treatment, in particular by encouraging better integration of the scheme into the community by the removal of gates from the vehicular access, and by negotiating more sensitive treatment of the boundary with No. 7 Church Street, and to satisfy the additional requirements of the Conservation Manager.

Councillor Sebastian Kindersley declared a personal interest as a member of Cambridge Past, Present and Future.

Councillor Charles Nightingale (Chairman of South Cambridgeshire District Council) declared a personal and prejudicial interest because the applicant had been involved in the sponsorship of an Awards ceremony hosted by South Cambridgeshire District Council in Great Shelford. He withdrew from the Chamber, took no part in the debate and did not vote.

**66. S/1099/10/F - WATERBEACH (WATERBEACH LODGE, ELY ROAD)**

Martyn Gerrard (on behalf of the applicant) and Councillor James Hockney (a local Member) addressed the meeting.

The Committee **approved** the application as amended by plan no. 235-01 B and Planning Statement date stamped 20 September 2010, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities) and an extra Condition requiring details to be submitted about treatment of the access point to the rear of the site.

**67. S/1081/10/F- HARSTON (LAND TO THE SOUTH OF 37 CHURCH STREET)**

Councillor Janet Lockwood (local Member) addressed the meeting.

The Committee **approved** the application, contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities). Members agreed the reason for approval as being that the high standard of energy efficiency and renewable energy provision and a commuted sum in respect of affordable housing would outweigh any conflict with Policy HG/2 (Housing Mix). The Committee did not consider the Local Highways Authority advice sufficiently strong to justify refusal, taking into account the

relatively low volume of traffic and the absence of road accidents in the vicinity. Members gave officers delegated powers to negotiate and complete a Section 106 Legal Agreement and to finalise planning Conditions.

**68. S/0920/10/F - HASLINGFIELD (LAND TO THE WEST OF GROVE FARM, HARLTON ROAD)**

The Committee **refused** the application contrary to the recommendation in the report from the Corporate Manager (Planning and New Communities). Members agreed the reason for refusal as being that, by virtue of the building's scale, and in the absence of sufficient evidence of its need such as might justify approval under Policy GB/1 of the South Cambridgeshire Local Development Framework 2007 (as well as national guidance), the proposal would represent inappropriate development in the Green Belt.

Councillor Sebastian Kindersley declared a personal interest as Cambridgeshire County Councillor for the Electoral Division of Gamlingay, which includes the Parish of Haslingfield.

**69. S/1245/10/F - HISTON (40 STATION ROAD)**

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

**70. S/0233/10/RM - MELDRETH (LAND TO THE NORTH OF CHISWICK END)**

The Committee gave officers **delegated powers to approve** the application, subject to Conditions and other obligations as deemed appropriate and to the outcome of a financial assessment of the viability of the proposed housing mix.

Councillor Lynda Harford declared a personal and prejudicial interest in this application because her daughter is a Director to JS Bloor (Sudbury) Ltd., withdrew from the Chamber, took no part in the debate and did not vote.

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

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

**72. S/1190/10/F - SAWSTON (40A HIGH STREET)**

Prior to considering this application, the Committee attended a site visit on 6 October 2010. The Committee **approved** the application as amended by plans date stamped 17 September 2010, subject to the Conditions set out in the report from the Corporate Manager (Planning and New Communities) and to an extra Condition requiring the details of construction.

Councillor Sally Hatton declared a personal and prejudicial interest in this application by virtue of her close acquaintance with the staff working for this business, withdrew from the Chamber, took no part in the debate and did not vote.

**73. S/0847/10/F - SWAVESEY (AT LAND TO THE WEST OF 24 TAYLORS LANE)**

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

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

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

**75. S/1199/10/F - GREAT ABINGTON (1 & 2 NEWHOUSE FARM FLATS, PAMPISFORD ROAD)**

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

**76. S/0457/10/F - BASSINGBOURN CUM KNEESWORTH (155 THE CAUSEWAY FOR NDR CONTRACTING LTD)**

The Committee gave officers **delegated powers to approve** the application, subject to there being no new material objections received as a result of the outstanding Notice advertising the application as a departure from the Development Plan, and to the Conditions set out in the report from the Corporate Manager (Planning and New Communities).

**77. APPEALS AGAINST PLANNING DECISIONS AND ENFORCEMENT ACTION**

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

**78. ENFORCEMENT ACTION - CURRENT CASES**

The Committee **received and noted** a summary of current enforcement cases.

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**The Meeting ended at 5.25 p.m.**

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