

## **SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL**

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**REPORT TO:** Planning Committee

3 August 2011

**AUTHOR/S:** Executive Director (Operational Services) / Corporate Manager – Planning and Sustainable Communities

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### **S/1027/11 - HARSTON**

**Erection of dwelling, together with two-storey extension to rear of existing property – 44 High Street, Harston, Cambridge, Cambridgeshire, CB22 7PZ for Mr T Jack**

**Recommendation: Delegated Approval**

**Date for Determination: 14 July 2011**

#### **A. Update to the report**

##### **Agenda report paragraph number 23**

Revised plans have been submitted, showing the provision of bin storage areas to the front of both properties, instead of to the rear via the pathway owned by No.46 High Street.

A representation has been received from Councillor Mrs Lockwood, who expresses her apologies as she's unable to attend the meeting, and comments as follows:

"I do not have much to add to the concerns expressed by Harston Parish Council and neighbours about increased traffic in that very narrow track/shared driveway by the side of the property. The track/driveway exits to the A10 across the layby in front of the shop and is a cause of recurrent aggravation. I would be interested to hear the views of Highways which I think are essential to determine this application."

#### **Planning Comments**

This revision resolves the only outstanding issue, and the recommendation is therefore now one of approval subject to the wording of condition 2 being amended to reflect the revised drawing number H/TB/10/1C.

With regards to the concerns raised by Councillor Lockwood, as advised within paragraph 19 of the report, no formal response has been received from the Local Highways Authority (LHA). However, the LHA did advise during pre-application discussions that it had no objections to the existing narrow shared driveway being used by one additional dwelling.

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