

SOUTH CAMBRIDGESHIRE DISTRICT COUNCIL

REPORT TO: Planning Committee

4 September 2013

AUTHOR/S: Planning and New Communities Director

S/1079/13/FL – PAPWORTH EVERARD

Proposed development for B8 Storage and Distribution warehouse with ancillary offices and parking, Plot 7 and 9 Stirling Way for Mr F Smart

Recommendation: Delegated Approval

Date for Determination: 4 September 2013

Update to the report

Agenda report paragraph number 29 – Material Planning Consideration

Officers have looked at the requirement of Policy SP/13 to provide 10m screening on the south and east boundaries of the site. Although the allocation of this land for employment use in Policy SP/13 in the Site Specific Policies DPD 2010 now relates only to this particular site, the remainder of the original allocation having already been developed, the reference to the need to provide 10m screening on the south boundary appears to relate to the original allocated larger site. This area of screening has been provided. In addition planning permission was granted for a 10m wide strip landscaping strip beyond the east boundary of the site in 2006. That consent has been implemented. Officers are therefore of the view that in respect of the landscaping of the current application site the specific screening requirements of Policy SP/13 have been met, although detailed landscaping of the application site is still a matter for consideration.

Representations on behalf of the Applicant

In response to the matters by the Environmental Health Officer the applicants' acoustic consultant has supplied further information. The submitted information can be viewed as part of the background documents.

The chiller units on the north west elevation of the Phase 1 building are to be relocated to the service yard façade of the building (north east elevation). In addition there is a proposal to construct a 3m high bund to the north west of the proposed Phase 2 building, with a 2m high noise barrier on the top, to provide additional screening between the building and residential properties in South Park Drive.

The applicant has indicated that he would be prepared to accept a condition which precludes collections and deliveries to the site outside of normal working hours, although would wish to be able to continue working inside the building outside of these hours.

The further comments of the Councils' Environmental Health Officer will be reported at the meeting.

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