



CAMBOURNE TOWN COUNCIL

District of South Cambridgeshire

A meeting of this Council was held at the Hub Community Centre on Tuesday 6th December 2022.
Meeting commenced at 19:00

Present:

Cllr R Poulton (Acting Chair)

Cllr A Ahmed

Cllr S Achall

Cllr S Bhattacharya

Cllr A Fisher

Cllr R Jayaraman

Cllr D Jones

Cllr P Mehta

Cllr F Panrucker

Cllr J Patel

Cllr G Thompson

Cllr H Touheed

In attendance: John Vickery - Town Clerk
 Ellie Lydon - Committee Clerk

4 members of the public were in attendance.

1. **APOLOGIES**

Apologies for absence were received from, Cllr P Gavigan, Cllr J Panrucker and Cllr J O'Dwyer, Cllr N Akhter, Cllr M Hettiarachchi, Cllr A Siddiqui and Cllr J Patel for being late. Acceptable reasons for absence were given.

It was:

RESOLVED to accept the apologies from Cllr P Gavigan, Cllr J Panrucker and Cllr J O'Dwyer, Cllr N Akhter, Cllr M Hettiarachchi, Cllr A Siddiqui.

2. **MINUTES OF LAST MEETING**

To approve as a correct record the minutes of [CTC/M228](#) held on the 1st November 2022.

It was:

RESOLVED that the minutes of CTC/M228 held on 1st November 2022 be approved and signed as amended.

3. **MEMBERS DECLARATION OF INTEREST OR REQUEST FOR DISPENSATION** for items on the agenda.

4. **CHAIRMAN'S ANNOUNCEMENTS**

Cllr Poulton thanked the Community Development Officer for the well-attended Christmas Market.

Cllr S Achall, Cllr J Patel, Cllr A Ramachandran, Cllr S Bhattacharya and Cllr J Panrucker joined the meeting during the following item.

5. **WEST CAMBOURNE**

Signed

Date 17th January 2023

1-12

To receive an update from Bryn Maidman, Managing Director of Taylor Wimpey East Anglia, Victoria Southern, Technical Director at Vistry (Bovis) and Nick Smith, Consultant to Taylor Wimpey and Vistry.

Around 100 families have moved into West Cambourne. Cambourne still sells well, and we think it will keep selling well.

We will discuss the connectivity issues from Cambourne to West Cambourne.

The main concern is how to get children from West Cambourne to the schools in Cambourne. In time the main spine road will be walkable but currently there are multiple construction sites. The solution needs to be accessible not just for school times but also for after school clubs etc.

We are currently working on the possibility of a steel footbridge to go over the construction site access haul road, whilst taking into account prams and accessibility.

Its proposed use would be for use 2-3 years whilst the development continues. We are hoping to open something next summer after safety audits and during the lighter hours.

We are also working to improve the route from Sheepfold Lane to the school. We are also working on Swansley Lane cycle path and will be redirecting funds to allow for the area to be improved to accommodate the number of bikes and scooters.

We are passionate that Cambourne Village College should have a better route through from the Business Park.

The concept of West Cambourne was always to have an all-vehicular route through the Business Park to West Cambourne. The Planning drawings and the whole scheme was designed with this in mind.

The Partnership of land owners sold the land to SCIP (South Cambs Investment Partnership) which is made up of (Hills and South Cambridgeshire District Council (SCDC) and in the sale allowed them to have the rights to enter an adoption agreement they needed, to provide an all vehicular access road and all the appraisals to make up the land value to allow that Business Park link to come through (including the upgrading of the Business Park road to adoptable standards). It now appears SCDC do not want to have an all-vehicular access road. We are trying to give as much information to everyone as possible.

Nick Smith led the negotiations between SCIP and Taylor Wimpey.

It was thought a sale to SCDC would be the answer a lot of problems and could help fast track the access road through the Business Park to West Cambourne. Providing employment land and the Business Park link to West Cambourne were said to be the two most important things when Taylor Wimpey and Bovis were looking to develop the Business Park themselves. SCDC now feel they don't need to provide either since purchasing the land.

Nick Smith has sent a copy of the consultation comments issued to SCIP to the Town Council.

Taylor Wimpey and Vistry will continue to do what they can to advise SCIP that the access road is necessary and fundamental to the development of an integrated Cambourne.

Questions

Q: A question was taken to SCDC Council Meeting on the 24th November 22 to ask Bridget Smith, Leader of the District Council whether a discount was given when purchasing the Business Park Land. They have responded that a discount was not provided.

A: The contract is private between parties; nothing in the sale legally binds SCIP to put the access road in however, the contracts were based on the information provided including the cost of upgrading the road, and an agreement was therefore entered into.

When trying to develop the land it was made clear by SCDC that employment was prerequisite on the front section of the site, but it seems as if employment is not needed on Business Park Land now.

Brynn Maidman also explained the reason for the convoluted road route was not Taylor Wimpey by design but because the SCDC planners were adamant the Business Park should be a primary entrance route to West Cambourne.

SCDC want to encourage bus and cycle usage, but we are all aware it needs to be designed to suit the needs for residents of Cambourne West and car users. By only having a bus and cycle link it will separate the two communities.

Another argument from SCDC is by having the access road it will make the carbon footprint worse. However, this is not the case as the longer route residents will have to travel to access West Cambourne, will increase carbon footprint.

Q: How can the Town Council help?

A: The Planning application from SCIP will come to the Town Council. Taylor Wimpey and Vistry will object as we feel very strongly their needs to be an all-vehicular access road, and we assume the Town Council will also object on this basis. It will be important for the residents to also object to the application.

A question was raised as to whether a minuted meeting can be set up with Taylor Wimpey, SCDC and SCIP.

All agreed they would like to be attend the meeting.

The road through the business park is private and will not be adopted. Taylor Wimpey do not think it is beneficial to sell private homes and leave the maintenance cost to the residents in the 200 homes.

Q: Why did you begin construction from the far end (West)?

A: We decided to build from both ends of the scheme, finish in the middle to come together as a community (this was led by SCDC planners) but we did not consider how long we would need the haul road for. We are trying to avoid

problems that came with the Cambourne development by avoiding using adoptable roads for the haul road, so we are able to get them adopted earlier.

Q: Will you be surfacing the route along existing greenway?

A: We will be reviewing everything as part of the pedestrian access strategy.

County Cllr Mark Howell had been in discussion with Anne Ainsworth regarding the Business Park development but stated she will now not discuss the matter with him again and only speak with county council officers.

Q: Children are frequently seen walking along fast roads (A1198) to access McDonalds/ Caxton Gibbet. Will a pedestrian route to Caxton Gibbet be built?

A: There will be a footpath that ends near it but there will not be a direct link as there is third party land between the Gibbet and West Cambourne. We will continue to have discussions with the third party to achieve a pedestrian connection.

Town Clerk to follow up.

Q: Is there an update on the Bourn Bus Link?

A: An agreement has been made today with Cambridgeshire County Council and Cambourne 2 Cambridgeshire Partnership and a planning application is now progressing. The County Council were prolonging the agreement as they didn't know how they were going to monitor vehicles using the bus link. It is unclear currently what method they are using to stop other vehicles.

Q: Do the roads in West Cambourne have enough space for the buses.

A: Yes, West Cambourne bus routes have been thought about at an earlier stage than the rest of Cambourne along with provision of bus shelters. The County Council are more aware of the need and the motion to move onto public transport.

A concern was raised that in areas of Upper Cambourne, the closest bus stop is 0.7miles away. Stagecoach have been invited twice to survey and have stated they cannot have a bus route through Gladiator Road as the road is not wide enough.

Victoria Southern suggested to Cllr Bhattacharya to ask Stagecoach to provide the information to Taylor Wimpey/Vistry who can then look into it.

Q: Are the cycle paths connected in West Cambourne and to Cambourne?

A: The whole of Cambourne West has been designed to have connected cycle paths. It was led by Dr Jon Finney, Principal Engineer at Cambridgeshire County Council who wanted the cycle paths to take priority, e.g., bellmouths at junctions have been placed so that bike can cycle behind the cars.

Zebra crossings cannot be implemented at planning stage as if there are too few pedestrians and too many cars it would be unsafe to have a zebra crossing. The roads are also designed for cars to drive slowly.

Q: Will there be work/live units in West Cambourne?

A: There are no work/live units planned for West Cambourne but there could be some on the Business Park.

Brynn Maidman, Victoria Southern and Nick Smith were thanked for coming and the Council were very appreciative of the support regarding the access road through the Business Park.

6. POLICE MATTERS

Chief Inspector Paul Rogerson and Sgt Robert Taylor are unable to attend on the 6th December 2022 and will now be in attendance at the Full Council Meeting on the 17th January 2023 to answer questions from Councillors.

It was:

RESOLVED to receive the report and correspondence circulated.

7. CLERKS UPDATE

To receive an update from the Town Clerk

Q: What was the outcome of the meeting with Amanda Silvester?

A: Amanda Silvester gave advice on the level of training required to go forward with a Monday night youth club.

The next step will be to hold a meeting inviting volunteers to come along and book training for level 1 and safeguarding.

Q: Can a meeting be arranged with James Fisher, s106 officer and Town Councillors?

A: The Town Clerk can invite James Fisher to a meeting.

A lengthy discussion was held regarding lack of faith provisions in Cambourne.

The Town Clerk informed James Fisher that Cambourne is a diverse place and mentioned that other faith groups need venues.

There was a request for land and monies to be provided as part of the West Cambourne application, but as it is not a requirement under planning guidance. It was considered as a low priority compared to the other requirements put forward and was removed by the District Council as part of the viability assessment process.

The Town Clerk stated that he does agree that faith provision should be a part of the s106 and wants to help the different faiths in Cambourne, which is why the faith questionnaire was created to find out the different faith's requirements and to share with SCDC to show what a diverse community requires.

The Town Council is aware of the communities need for alternative faith buildings however the Council has no ability to fund or gift land to organisations to build a faith building due to legislation, limiting what Parish and Town Councils can do.

The Town Council can assist in finding faith space if there is any land available and can support the District, County Councils, and community groups in finding a space/land but are precluded by legislation from funding the building. The Town Council provide different faiths with space in the community buildings.

The Town Clerk can invite James Fisher to talk to Councillors about s106 requirements.

The Town Clerk stated the District Council have the biggest say on how s106 is agreed/spent and to contact the District Councillors.

A point was made that the s106 for West Cambourne has been signed and agreed but there is still North Cambourne to be developed.

In other communities, land has been bought as employment but used for faith.

It was

RESOLVED to receive the report.

8. COUNTY COUNCIL MATTERS

County Councillor Mark Howell was in attendance to give a verbal report.

The County Council has started its preliminary budget works and it is showing an EST funding gap next year of £12.9 million. Over the next 5 years the funding gap will be approximately £89 million from how much central government will give to the County Council and what is required to deliver its services.

Deployment of one-off reserves is a short-term solution but compounds the issues in future years.

Street lighting is one area where costs can be reduced. The County Council are planning to replace streetlights with LED's. This will cost £13.2 mil to carry out but save £2.4 mil a year on electric and maintenance.

Civil parking enforcement/ traffic wardens– Civil act

They have applied to the Secretary of State. Once it comes over to the County Council it cannot go back to the police.

Great Cambridge Partnership said they would fund the SCDC Parking Enforcement for the first 5 years, then it will be self-financing (Traffic wardens, double yellow lines)

20mph speed restriction passed another milestone with trial moving forward. However, there is concern with the policing of unadopted roads.

Congestion charge

The Greater Cambridge Partnership (GCP) have published the consultation and it is now down to the public to respond.

The GCP is made up of South Cambs District Council, Cambridge City Council, Cambridge County Council and University of Cambridge.

Currently all information regarding the congestion charge is speculative and there is no timeline.

Questions

Q: Will the streetlights in Cambourne be changed to LED and can streetlights be placed on bridle paths?

A: Most lights in Cambourne are LED –and be changed to LED when bringing the roads up to adoptable standard.

Signed

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Regarding extra streetlights sadly, until something happens and proves darkness was an issue, CC won't take action. Lights will also not be placed on bridleways due to wildlife.

Q: Will traffic wardens' parole in Cambourne?

A: If we get traffic wardens you will be able to request them, most towns and villages will want them.

A suggestion was made that the police previously had an antisocial parking section on their website and perhaps something similar could be added to the District Council website.

It was

RESOLVED to receive the reports

9. **DISTRICT COUNCIL MATTERS**

To receive a report from the District Councillors for Cambourne.

9.1 Cllr Drew and Cllr Leeming submitted a report and were in attendance.

Cllr J Panrucker stated it was a fantastic report with a great level of detail and the investment in the local community is extraordinary.

Is there any further update since your report on the High Street development?
There has been no further information given and the planning application is still to be submitted.

The Town Clerk has spoken to the agent for developers and has been given sufficient reasoning as to why it has been delayed.

Do we know how many Ukrainian people are in Cambourne?

Roughly 60 people living in the community. The Town Council are indirectly helping, by providing free venue hire for English lessons, and helping Hope CIC. The District Council is offering a lot of support, with 2 support networks running from SCDC, one for the hosts and one for Ukrainians. A regular bulletin is also supplied on what's help is available. The District Council has also provided Ukrainians with free bikes, through the OWL Bike Charity. CamCare UK are offering free robotics classes for Ukrainian children and set up the free English lessons, they are also planning to use the minibus to provide trips.

Central Government cut District Council funding. South Cambs District Council are looking at a short fall of £7.5million pounds over the next 5 years.

There will need to be a clear increase of council tax along with an increase of the services provided.

The District Council engaged in managing property it owns, buying and selling, and has a healthy level of reserves.

A point was made that the South Cambridgeshire Council tax is already high. Stephen Drew explained it is important that government recognises services are expensive and using funds elsewhere cause problems. South Cambridgeshire District Council may charge more but they provide better services than other Districts.

Congestion charge

Concerns were raised that people travelling to Addenbrookes hospital would be charged as would residents who live in the zone.

Cllr Leeming urged councillors to feed back to the consultation. The Town Clerk has circulated the link to councillors.

Connection between West Cambourne and rest of Cambourne (footpaths)

It was interesting to hear the developer's solution, however we have concerns that it is planned to be opened in summer. This seems very late, and children will need to be travelling dangerously over the winter. We have had discussion with the Community Safety Partnership and the parish nurse regarding isolation. We will continue to work with them until the issues are fixed.

The Speedwatch group launched its first meeting with Cllr F Panrucker being in attendance.

The police give clear guidance on the location for speed watch stations. From this there are certain places in Cambourne speed watches are permitted to be carried out and the list has been sent to the Police.

A discussion is to be held on where to keep the equipment it can be shared with other villages. A stall for Speed Watch and the Neighbourhood Watch will be at the Volunteers Fair on the 21st January 2023.

More volunteers are welcome to join both groups.

Cllr Leeming is still following up the termination of the 905 buses. A petition has been created which will be circulated when ready. The change to the 905 service came from St Neots as residents wanted a direct route to Cambridge. Cllr Leeming has suggested to the Combined Authority to alternate routes to allow for some buses to have a direct route to Cambridge and others to come through Cambourne.

8.2 Cllr S Bhattacharya submitted a report and circulated at the meeting.

[Report attached](#)

Anthony Browne is opposing the congestion charge.

It was

RESOLVED to receive the reports.

10. **BUDGET 2023-2024**

To consider projects for inclusion in the budget process for 2023-2024.

It was:

RESOLVED to receive the report.

11. **FAITH BUILDINGS**

To receive a report from the Town Clerk.

Signed

Date 17th January 2023

8-12

A questionnaire was created by the Town Clerk regarding faith provisions in Cambourne. Responses have been received and requests from other faith groups have been received and sent out. The deadline to return the questionnaire is Friday 9th December 22 but can it be extended if a group needs longer to submit.

It was
RESOLVED to receive the report.

12. **CORRESPONDENCE**

Town Clerk to report on any correspondence needing to be brought to the Council's attention.

12.1 **Larry Gray**

An email with proposed Fun Fair dates was received.

It was:
RESOLVED to receive the email and agree the dates.

12.2 **EWR Email**

The email was sent to Cllr O'Dwyer as it was felt he is the most appropriate to attend on the Town Councils behalf.

It was:
RESOLVED to receive the email.

12.3 **Boundary Commission**

The boundary commission name has changed the constituency name to St Neots and Mid Cambridgeshire. Other changes will not be considered as the short consultation period has closed.

This could be reviewed and adjusted again after the next general election as the constituency grows.

It was:
RESOLVED to receive the email.

13. **LAND TRANSFERS**

To receive a report from the Town Clerk

Proof the developers are producing a new plan for the country park for the council to consider as part of the transfer documents. The Town Clerk had a meeting with Andrew Wright from Taylor Wimpey last week and suggested to him if he is worried about the road link to possible future developments of South Cambourne, they could transfer all the county park except for a corridor from Great Cambourne to the boundary. This would ultimately save them money through prolonged maintenance costs.

The Country Park is sacrosanct, if it is transferred to the Town Council, it would be left as a Country Park with no future development.

A question was raised as to how many roads in Cambourne are left to be adopted.

There are a few in Lower Cambourne and all affordable housing roads in Cambourne have not been adopted. In Upper Cambourne the adoption work is being carried out on Gladiator Road, including the footpath/greenway being brought up to adoptable standard. The roads adjoining Gladiator Road will be the next phase of adoptions.

It was:

RESOLVED that the report be received.

14. TRAFFIC MATTERS & ROAD SAFETY

To receive an update on traffic matters.

14.1 Ellipsis

There will be a consultation in the New Year with the scheme. It will be a simplified drawing and take in to account the Town Councils comments.

It was:

RESOLVED that the correspondence be received.

14.2 Cllr O'Dwyer email to Mayor Dr Nik Johnson

It was:

RESOLVED to receive the email.

15. COMMITTEE REPORTS

To receive minutes of meeting of the following Committees and consider any recommendations contained therein:

15.1 PLANNING held on 1st November [PLN/M344](#) 2022 and 22nd November 2022 [PLN/M345](#)

15.2 LEISURE AND AMENITIES held on 22nd November 2022 [LA/M91](#)

It was

RESOLVED to receive the minutes of PLN/M344, PLN/M345 and LA/M91.

16. PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960

Exclusion of the press and the public.

MOVE: that in accordance with Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 and by reason of the confidential nature of the remainder of the business, the Press and the Public be excluded from the Meeting.

It was:

RESOLVED that the Press and Public be excluded.

17. CONFIDENTIAL MATTERS

To receive an update from the Town Clerk.

It was

RESOLVED that the reports be received, and the actions be approved.

Signed

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18. **PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960**
Re-admittance of the press and the public.
MOVE: that the confidential business having been concluded, the Press and Public be re-admitted to the meeting.
It was:
RESOLVED that the Press and Public be re-admitted.
19. **DATE OF NEXT MEETING** – 17th January 2023
The meeting closed at 21:30

**December 2022 District Report,
Cllr Shrobona Bhattacharya**

My Question to the Full Council Meeting on 24th November 2022 for Cambourne Ward:

“Since the Leader came to the Cambourne Town Council in February 2019 to say the Council was removing their support for the High Street nothing really seems to have moved on. Will the Leader confirm if there will ever be enough priority given to a High Street in Cambourne by this administration or will we have another 3 years of nothing?”

1. The leader of the Council, Cllr Bridget updated the status saying – the discussions are going on between the developer of the site and the private owner of the land.

The Next Public Consultation I organised:

1. Friday 20th January 2023 at 6.30 pm at the Hub Meeting Room – Public Consultation with the Stagecoach Directors on the revised routes and the existing buses available for Cambourne residents.

Attended in person meetings for the roads in West Cambourne:

1. I had in-person meeting with Stephen Kelly on Thursday 27th October on the updates of the roads approaching to the Cambourne Village College in West Cambourne.

2. I have asked Taylor Wimpy to organise a site tour for the new entrance of the Cambourne Village College.

I am committed to the issues like loneliness, diversity, inclusion, better mental health and re-engage the community

1. I am running the Tea club for the senior members of the community regularly once in a month where they get their own space to talk and discuss in an English High Tea ambience.

2. Stagecoach bus company had offered me a free day trip to any good Tea Room in Cambridgeshire for the elderly and seniors. The elderly people of Cambourne and other community groups will be invited to go to any famous English Tea-Room in open air double decker tour bus (weather permitted), otherwise, it will be a covered double decker bus.

Attended in Climate and Environment Advisory Committee meeting in person:

1. I am in the in Climate and Environment Advisory Committee of the District Council where I strongly propose build a refilling centre for the food and cleaning materials.

2. I proposed Cambourne Village College to organise an Eco Festival, like the Cambourne Science Festival to create the awareness on climate change and zero carbon, and I am happy to see my proposal of Eco Festival will take place in the college in 2023.

Councillor Dr Shrobona Bhattacharya
cllr.bhattacharya@scambs.gov.uk
07852753216

Signed

Date 17th January 2023
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