



CAMBOURNE TOWN COUNCIL

District of South Cambridgeshire

**PLANNING COMMITTEE**

A meeting of this Committee was held at The Hub Community Centre, Cambourne on Tuesday 3<sup>rd</sup> October 2023. Meeting commenced at 19:01

Present:

Cllr Jones (Vice Chair)  
Cllr S Achall  
Cllr Jones  
Cllr J O'Dwyer

Cllr R Poulton  
Cllr F Panrucker  
Cllr H Touheed

In attendance: John Vickery – Town Clerk

10 members of the Public attended the meeting.

**1. APOLOGIES**

Apologies for absence were received from Cllr P Gavigan. Acceptable reasons for absence were given.

It was:

**RESOLVED** to accept the apologies from Cllr P Gavigan.

**2. MINUTES**

To approve as a correct record the minutes of the meeting PLN/M363 held on 19<sup>th</sup> September 2023.

It was:

**RESOLVED** that the Minutes of the meeting held on Tuesday 19<sup>th</sup> September 2023 (M363), were confirmed as a correct record and duly signed by the Chairman.

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

No declarations were made.

**4. CHAIRMAN'S ANNOUNCEMENTS**

The Chairman made no announcements.

**5. PLANNING APPLICATIONS**

**23/03593/HFUL**

Proposal: Single storey rear extension following demolition of existing conservatory.

Site address: 2 Kemmann Lane Cambourne Cambridgeshire

Public Access Link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/23/03593/HFUL>

It was:

**RESOLVED** to support the application subject to the extension remaining ancillary to the main house.

Signed

Date 17<sup>th</sup> October 2023

**23/03553/HFUL**

Proposal: Demolish single storey rear extension and erection of part two storey and part single storey rear extension

Site address: 13 Halifax Road Cambourne Cambridgeshire

Public Access Link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/23/03553/HFUL>

It was:

**RESOLVED** to support the application.

**23/03523/HFUL**

Proposal: Construction of two storey rear extension

Site address: 3 Whittle Way Cambourne Cambridgeshire

Public Access Link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/23/03523/HFUL>

It was:

**RESOLVED** to object to the application. It was considered to be of poor design, unneighbourly, and overlooked the adjoining property. Concern was raised concern that the extension was on the boundary with no maintenance space and a large unsightly wall facing the neighbouring property.

**22/04877/REM**

Site Address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Proposal: Application for the approval of reserved Matters (appearance, layout and scale) for Noise Attenuation Bunds following outline planning permission S/2903/14/OL (Development of up to 2350 residential units including affordable housing retail use classes A1-A5 (up to 1.04 ha)

Public Access Link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04877/REM>

The Town Clerk has received an email from the case officer at South Cambs District Council confirming that they are happy to reconsult on the application.

**It was agreed to adjourn the meeting to allow residents to clarify their concerns.**

The residents expressed their concerns over the application.

**The meeting was reconvened so the committee's business could be concluded.**

It was:

**RESOLVED** to object to the application for the following reasons:

1. The proximity of the foot of the bund to adjoining properties.
2. The drawings are incomplete as they do not show the position of the bunds in relation to the adjoining existing properties and their boundaries.
3. The sections do not make it clear the relationship between the bunds and adjoining existing properties, for distance, height of the bund and the location of the path.
4. The landscaping of the bunds (including maintenance) should form part of the application including time scales for planting. This will enable consideration to be given to the screening of the surrounding properties from the bund and associated path.
5. The path should be accessible for all with a suitable surface.
6. There is concern with the location of the path in relation to the top of the bund as there is an issue of overlooking the adjoining existing properties causing a lack of privacy and

concern over security. The path should be at the foot of the bund (development side) as shown in the West Cambourne Design Code.

7. There is concern regarding the steepness of the bund facing neighbouring dwellings.
8. There is concern that drainage has not been adequately considered with respect to water from the bund flowing towards neighbouring dwellings.

**For Information only**

**S/2903/14/COND41E**

Proposal: Submission of details required by condition 41 (Construction Method Statement) of outline planning permission S/2903/14/OL

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/S/2903/14/COND41E>

It was:

**RESOLVED** to receive the application.

**S/2903/14/COND44D**

Proposal: Submission of details required by condition 44 (Fire Hydrant) of outline planning permission S/2903/14/OL

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/S/2903/14/COND44D>

It was:

**RESOLVED** to receive the application.

**S/2903/14/COND50**

Proposal: Submission of details required by condition 50 (Fibre Optic Telecommunication Infrastructure) of outline planning permission S/2903/14/OL

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/S/2903/14/COND50>

It was:

**RESOLVED** to receive the application.

**20/01640/COND3B**

Proposal: Submission of details required by condition 3 (Materials) of planning permission 20/01640/REM

Site address: Parcels 1.3B, 1.3C, 1.3E, 1.4A And 1.4B Sheepfold Lane Cambourne

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/20/01640/COND3B>

**22/04785/COND12**

Proposal: Submission of details required by condition 12 (Site Wide Roof Plan) of reserved matters 22/04785/REM

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04785/COND12>

It was:

**RESOLVED** to receive the application.

**22/04785/COND2**

Proposal: Submission of details required by condition 2 (Sample Materials) of reserved matters 22/04785/REM

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04785/COND2>

It was:

**RESOLVED** to receive the application.

**22/04785/COND4**

Proposal: Submission of details required by condition 4 (Electric Vehicle Charge Point) of reserved matters 22/04785/REM

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04785/COND4>

It was:

**RESOLVED** to receive the application.

**22/04785/COND5**

Local Planning Authority: South Cambridgeshire District Council

Proposal: Submission of details required by condition 5c, d (Hard and Soft Landscape) of reserved matters 22/04785/REM

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04785/COND5>

It was:

**RESOLVED** to receive the application, but questioned if the documentation was complete as there is no reference to the boundary materials to be erected. There is no information in relation to part d of the condition 5.

**22/04785/COND7**

Local Planning Authority: South Cambridgeshire District Council

Proposal: Submission of details required by condition 7 (Boundary Treatment) of reserved matters 22/04785/REM

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04785/COND7>

It was:

**RESOLVED** to receive the application. The Town Council should have been consulted on this.

**22/04785/COND9**

Proposal: Submission of details required by condition 9 (Cycle Parking) of Reserved Matters 22/04785/REM

Site address: Parcel 2.1 Cambourne West Cambourne Cambridgeshire

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/22/04785/COND9>

It was:

**RESOLVED** to receive the application.

**S/2903/14/COND36F**

Proposal: Submission of details required by condition 36 (Foul Water Strategy) of outline planning permission S/2903/14/OL

Site address: Land To The West Of Cambourne Excluding Swansley Wood Farm Ermine Street Caxton

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/S/2903/14/COND36F>

It was:

**RESOLVED** to receive the application.

**6. BUSINESS PARK DEVELOPMENT**

The Town Clerk reported that the application is being taken to the District Council Planning Committee on the 11<sup>th</sup> October 2023. Cllr D Jones and the Town Clerk to liaise with the Village College on the best way to be represented at the Planning Committee

It was:

**RESOLVED** to receive the letter and make a representation to the Planning Committee.

**7. CORRESPONDENCE**

No correspondence was received.

**8. DECISION NOTICES**

No Decision Notices had been received since the last meeting.

**9. DATE OF NEXT MEETING 17<sup>th</sup> October 2023.**

Meeting closed at 19:25