

**MINUTES - HISTON PARISH COUNCIL PLANNING MEETING THURSDAY 26<sup>th</sup> JULY 2007 7.30 p.m. at the Parish Office, New Rd, Impington**

Present: Cllrs Barrett (Chairman) Parish, Rose, Foster, Eade, Levitt, Emmines  
Cllr Mason (in part) Clerk: Mrs A Young PAGES: 3

**1 Members Declarations of Interest**

Clerk declared an interest as neighbour of 23 Clay Street

**2 To sign and approve minutes of meeting 5 July 2007**

Accepted and all agreed to be signed as correct

**3 Matters arising from meeting**

Cambridge Development Strategy Copy Impington PC response held on file  
S/1113/07/CAC The Strategic Land Partnership, 49 Station Road – total demolition of dwelling. Discussion on how the application had “crossed” with various appeals on the site. Agreed to contact SCDC for current status of application

Cambs Guided Busway Up-date on recent Forums held and correspondence on road closures. County Council had confirmed cyclist and pedestrian access would remain on Park Lane during road closures. Copy letter from Anglia Fireplaces to Guided Bus Team concerning access and signage. Cllr Parish advised Histon PC were to submit proposals for signage and it was agreed all ideas to Cllr Parish for taking to a special HT&T meeting yet to be called, meeting 13 September too late  
South Cambridgeshire LDF Public Consultation on Site Specific Policies DPD Objection Sites 2 Appropriate responses made by Cllrs Payne and Mason. Cllr Mason to attend Pre-Inquiry meeting 31 July and to liaise with Keith Miles at SCDC on representation at the Hearing

Excelcare Cllr Foster declared personal interest (neighbour). Copy correspondence between residents and SCDC reviewed. On-going problems remained with noise, lighting and levels

**4 New Applications**

S/1659/06/F Mr & Mrs A J Douglas, 2 Garden Walk – Conversion and extension of existing dwelling into 2 dwellings – AMENDED For Information Only “Use of render instead of brickwork to external walls”. Noted

S/0889/07/F Mr & Mrs Jackson, 106 Cottenham Road – extension – AMENDED For information only “Reduction of length to single storey rear extension”. Noted

S/1198/07/F Mr A D & Mrs E J Beard, 4 Poplar Road – single storey extension at rear to form lounge and enlarged kitchen. All AGREED **RECOMMEND APPROVAL**

S/1200/07/A Barclays Bank plc, 13 – 17 High Street – signage, 1 illuminated individual lettering and 1 x non-illuminated projecting sign. All AGREED to

**RECOMMEND REFUSAL:**

- Illuminated sign not necessary or consistent for a Conservation Area
- Projecting sign hides frontage of other shops on High Street

Cllr Parish was asked to contact SCDC Enforcement Officer regarding removal of illuminated sign at Corals, recently refused

S/1216/07/F Premier Foods, The Orchard, Chivers Way – roof extension.

Committee studied previous application (to which Parish Council gave no recommendation seeking assurances on noise levels) and refusal notice by SCDC.

AGREED to **RECOMMEND REFUSAL** noting removal of louvers but seeing no signs of any adequate representation on the impact of the noise which was the subject of the last notice from the Council for refusal

S/1222/07/F Mrs Hall, 20 Orchard Road – single storey front and rear extension. Although Committee had no problem with the rear extension, **AGREED RECOMMEND REFUSAL** commenting on extension to front out of keeping with the rest of that side of Orchard Road and alters the building line on a shallow frontage.

S/1313/07/F Mr & Mrs Linsey, 23 Clay Street – single storey rear extension to house. All **AGREED to RECOMMEND APPROVAL** Cllr Mason arrived at meeting

S/0349/07/F NIAB, Park Farm, Villa Road – erection of glasshouses, farm buildings and research and development buildings **AMENDED** “Revised additional Planning submissions, flood risk assessment, feasibility of renewable energy sources, visual impact assessment, revised site plans”. Also additional information on Flood Risk Assessment now received. Chairman read comments provided by Impington PCllr Abdullah and Histon PC’s previous comments on the application together with Bidwells conclusions. Following lengthy debate agreed Cllrs Parish, Mason and Barrett to draw up a response objecting to the amended application for circulation to all and submission by 3 August. All agreed amended application did not address the original objections and issues raised included:

- Presumption that NIAB site had permission for housing challenged
- The argument that traffic impact was not an issue as Local Highways Authority had not objected did not stand up
- Still no offer of planning gain e.g. footpath over bridge for better access
- Against Green Belt policy
- Latest FRA detailed required study (Cllr Mason to report) with regard to latest policies emerging from the Environment Agency, especially regarding catchment management plans
- Air Quality Area designation as July 2007

Some discussion on the type of development preferred for the villages of Histon and Impington and how this could be achieved

S/1129/07/F QHM, 54 Home Close – dwelling, garage and erection of single garage to serve existing dwelling (54 Home Close). **AMENDED** “Revised site plans, Certificate B, Floor Plans and Garage Elevations”. **AGREED to continue to RECOMMEND APPROVAL** but comments as before

## **5 Refusal and Acceptances by SCDC**

### **SCDC DECISION**

### **PARISH COUNCIL Recommendation**

#### Granted

S/0981/07/F M & L Taverns, Red Lion, 27 High Street – glazed canopy and railings  
(3 conditions)

**Refusal**

S/0889/07/F Mr & Mrs Jackson, 106 Cottenham Road – extension  
(3 conditions)

**Refusal**

## **6 RESOLUTION: “Histon Parish Council to formally adopt Parish and Town Councils Model Code of Conduct 2007 (as opposed to the general Model Code which includes a different paragraph 7), Adoption to include paragraph 12(2), Adoption of new Code to take effect from 1<sup>ST</sup> September 2007 and CALC to be requested to advertise the adoption at cost of up to £24”, Proposed Cllr Parish**

Supporting papers had been supplied to all. Seconded Cllr Barrett, all in favour and carried

Subsequent **RESOLUTION:** *“To draft rules of operation of council meetings with regard to the public having the opportunity to speak during the council meeting - “If a Councillor with a prejudicial interest wishes to speak on an agenda item then that interest and intention must be stated immediately after Item 1 on the Agenda. The public will be allowed a maximum of six speakers who may provide information for up to three minutes only and each person may only speak once. The Chairman will look to secure a balance of public speakers. The public participation is not to be a part of the debate but merely fact giving and answering questions in the same manner as the councillor with the prejudicial interest”*

Proposed Cllr Parish, seconded Cllr Barrett, all in favour and agreed

## **7 Other Planning Correspondence and Reports Received**

Appeal decision Garden adjacent to No 2 Orchard Road – new single dwelling, 3 bedroom house with integral garage and off road parking – allowed. Noted kerb had recently been dropped and some concern voiced locally on drainage  
Tree Works 2a Winders Lane, Tree Warden Cllr Eade had no objection  
Cambridgeshire Design Guide (draft) comments by 7 September. Cllrs Rose and Eade agreed to study and make a report. Next agenda  
North West Fringe Member Reference Group – next meeting 10 September. Cllr Mason stressed the importance of the Group’s meetings, as the NWAAP develops. Upon notice Parish Councils can now put questions to the Group. A change to procedure required 25 signatures of Parish Councillors to trigger forums rather than 1 Parish Council objecting. Agreed to raise at next Joint Parishes meeting 30 July.  
SCDC “Public Speaking at Planning Committee meetings New procedure details held on file

Boundary Review Cllr Parish to provide wording for Histon Parish Council response due 27 July, requesting a review of arrangements for Histon and Impington.

Agreed a meeting would be necessary 9 August (Clerk not available) and then 23 August as planned. Agenda items to include:  
S/1331/07/A Co-Op Sign; S/1344/07/F Mrs J Carter 10 Park Avenue – extensions;  
Public Consultation Cottenham Village Design (responses by 31 August);  
Government White Paper on Planning; SC LDF Adoption of Development Control Policies Development Plan Document and Northstowe Area Action Plan; Parking Policy Review (responses by 7 September); Cambs & Peterborough Minerals & Waste Plan Timetable; Cambridgeshire Design Guide (deferred from above, comments by 7 September)

Meeting closed 9.22 p.m. Next meeting due 9 August 2007, then 23 August 2007