

**Minutes of Histon & Impington Parish Council Planning Committee**

Tuesday 16<sup>th</sup> December 2014

7:30 At the Parish Office, New Road, Impington

**Planning Committee Minutes**

Membership: 9 + 2 ex-officio

Quorum: 4

<b>Agenda No:</b>	Present: <b>Cllrs:</b> Marcus Dann (Chair), Marian Cleaver, John Dunn, Christine Hertoghe, Brian Ing, David Legge, Josephine Teague Mr Deas (Cambridgeshire ACRE in part) 1 resident (in part) Clerk: Chelsea Presland	
P14/157	<b>APOLOGIES FOR ABSENCE</b>  None received	
P14/158	<b>MEMBERS DECLARATIONS OF INTERESTS</b>  None declared With agreement of the Committee Chair suspended Standing Orders and brought forward items 165.1 followed by 161.6. Both Mr Deas and resident left the meeting after items were taken	
P14/159	<b>MINUTES OF MEETING HELD 25<sup>th</sup> November 2014</b>  All <b>agreed</b> to sign minutes as a true record of the meeting	
P14/160	<b>MATTERS ARISING</b>	
160.1	<u>Item 153.1 South Cambs District Council, Local Green Space Designation in South Cambs Local Plan</u> Comments submitted	
160.2	<u>Item 154.1 Darwin Green Drop In</u> held 27 <sup>th</sup> November at the Recreation Centre and 6 <sup>th</sup> December at StAC. Attended by Cllrs Payne, Dunn, Ing and Jenkins. No residents attended 27 <sup>th</sup> November, discussion held on S106 contribution and sports provision	
160.3	<u>Item 154.2 Planning Appeal – APPW0530/A/142224682 3 The Crescent, Impington</u> Comments submitted recommending refusal	
P14/161	<b>TO CONSIDER NEW PLANNING APPLICATIONS RECEIVED FROM SCDC</b>	
161.1	<u>S/2685/14/FL Mr &amp; Mrs D Charlesworth, 35 Impington Lane, Impington</u> Erection of single storey extension to side of dwelling in place of existing car port. All <b>agreed</b> to make a recommendation of <b>approval</b> conditioning use of garage not to be used as additional living accommodation. <b>RESOLVED</b>	
161.2	<u>S/2721/14/FL Mr Nic Williams, 26 Water Lane, Histon</u> Erection of two storey extension to side of dwelling and infilling of porch to front. All <b>agreed</b> to make a recommendation of <b>approval</b> conditioning extension not to be occupied at any other time other than for purposes ancillary to the residential dwelling known as 26 Water Lane and no deliveries or plant on the premises during peak times noting property is situated on B1049. <b>RESOLVED</b>	
161.3	<u>S/2740/14/FL Mr &amp; Mrs Ewbank, Burgoynes House, Burgoynes Road, Impington</u> Demolition of existing coach house and erection of a new private dwelling. Site layout and trees inspected. All <b>agreed</b> to make a recommendation of <b>approval</b> conditioning restriction of plant and deliveries to the site during peak time noting sensitive part of the village and proximity to Impington Village College. <b>RESOLVED</b>	
161.4	<u>S/2735/14/FL Mr &amp; Mrs Stephen Gane, 106 Cambridge Road, Impington</u> Remodelling of existing porch. All <b>agreed</b> to make a recommendation of <b>approval</b> <b>RESOLVED</b>	
161.5	<u>S/2750/14/FL Mr &amp; Mrs E Fawcett, 12 Hereward Close, Impington</u> Single storey side & rear extension. Plot size considered and impact on neighbouring property, all <b>agreed</b> to make a recommendation of <b>approval</b> . <b>RESOLVED</b>	

161.6	<p><u>S/2799/14/FL Mr Brian Williams, 1 Nuns Orchard, Histon</u> New detached 3 bedroom dwelling. Standing Orders suspended for item. Applicant present spoke of plans and design in keeping with existing development. Questions asked relating to parking provision, positioning of dwelling on plot and boundary treatment. Standing Orders re-instated. Nearby property in Clay Street refused permission for similar application. All <b>agreed</b> to make a recommendation of <b>refusal</b> commenting:</p> <ul style="list-style-type: none"> <li>- On-street parking already a problem in this area of the village, only to be exacerbated by further development</li> <li>- Proposal for detached dwelling out of keeping with semi-detached street scene</li> <li>- Poor relationship with existing dwelling on site</li> <li>- Lack of garden amenity</li> </ul> <p><b>RESOLVED</b></p>	
161.7	<p><u>S/2725/14/OL Mr John Leighton, Cambridge Cohousing Ltd, K1, Topper Street, Orchard Park</u> 38 Passivhaus dwelling and ancillary facilities including Common House and communal gardens. Application for information only, noted</p>	
P14/162	<p><b>TO ACCEPT CLERKS REPORT</b></p>	
162.1	<p>Report provided to all and accepted (<b>Appx 1</b>) covering: <b>Decision Notices; Applications for information only</b></p>	
P14/163	<p><b>TO RECEIVE UP-DATE ON NORTHSTOWE</b></p>	
163.1	<p>Community: 28<sup>th</sup> January, 22<sup>nd</sup> April, 15<sup>th</sup> July, 7<sup>th</sup> October – Longstanton Parish: 11<sup>th</sup> March, 3<sup>rd</sup> June, 2<sup>nd</sup> September, 18<sup>th</sup> November – Cottenham VC Agenda 28<sup>th</sup> January forwarded to all</p>	
P14/164	<p><b>CONSULTATIONS</b></p>	
164.1	<p><a href="#">South Cambridgeshire District Council – Consultation on Cambridge North Fringe East Area Action Plan (AAP)</a> running 8 weeks from 8 December until 6 February 2015. Cllr Hertoghe to assess documentation and provide update at next Committee meeting</p>	CH
P14/165	<p><b>TO CONSIDER OTHER PLANNING CORRESPONDENCE AND REPORT</b></p>	
165.1	<p><u>Cambridgeshire ACRE Affordable Housing in Histon &amp; Impington</u> Mr Deas invited to speak and update committee on possible sites within Histon &amp; Impington. Standing Orders suspended for item. Approached by land agent regarding potential rural exception site to the rear of Woodcock Close. Cllr Ing declared a pecuniary interest (lives nearby) and left the meeting. Cllr Teague highlighted concerns for this site covering: no bus stops; poor roadways; no pathways; distance for school and village centre; no amenities play areas etc. Mr Deas highlighted:</p> <ul style="list-style-type: none"> <li>- Housing survey would be required for Histon &amp; Impington, never build more than need</li> <li>- December 2013 SCDC had just over 100 households with connections to Histon &amp; Impington on the housing register</li> <li>- S106 would ensure clause for local connection required for housing</li> <li>- Histon has 23 affordable properties, received 88 bids</li> <li>- Impington has 147 properties, received 80 bid</li> <li>- As site is not a Designated Protected Area, cannot guarantee houses will always be affordable as can be purchased under Right to Acquire</li> <li>- Neighbourhood Plan process, options to designate sites</li> </ul> <p>Committee agree in principle with the idea and note the need for affordable housing in Histon &amp; Impington. Committee Clerk to contact Mr Deas for further information regarding outline scheme and process involved. Mr Deas was thanked for attending, and left the meeting</p>	
165.2	<p><u>South Cambs Local Plan Updated <a href="#">Hearing Programme Version 5</a></u> dated 4 December 2014. Noted HIVAG invited to 2 hearings. Item for next agenda to agree level of support and Cllr attendance at hearings</p>	
P14/166	<p><b>Date of next meeting</b></p>	
	<p>Tuesday 13<sup>th</sup> January 2015</p>	

P14/167	<b>Items for next agenda</b> <a href="#">South Cambridgeshire District Council – Consultation on Cambridge North Fringe East Area Action Plan (AAP)</a> update from Cllr Hertoghe  <u>South Cambs Local Plan</u> to agree level of support and attendance	
	<b>Meeting Closed: 9.04</b>	

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