

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

**Tuesday 27<sup>th</sup> June 2017**

**7:30 pm 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> Simon Jocelyn (Deputy Chair), Andy Butcher (in-part), Steve Carrington Marian Cleaver, Elaine Farrell, Brian Ing, Josephine Teague, Edd Stonham Residents: 7; Also: Gary Selvidge, Richard Murray (D'Arbanville) Clerk: Chelsea O'Brien	
P17/057 057.1	<b>APOLOGIES FOR ABSENCE</b> Cllr(s): Cllr Cahn (personal, Cllr Payne (Council Business)	
P17/058 058.1	<b>MEMBERS DECLARATIONS OF INTERESTS</b> None declared  With agreement of the Committee Chair suspended Standing Orders and brought forward items 062.2 and 062.1	
P17/059 059.1	<b>PUBLIC PARTICIPATION</b> Resident of Clay Close Lane raised concern of erosion to Conservation status, noting SCDC enforcement issues, recent planning developments and access concern. Assistant Clerk to seek options going forward from Conservation Officer and update as received	<b>Asst Clerk</b>
P17/060 060.1	<b>MINUTES OF MEETING HELD 6<sup>th</sup> June 2017</b> All <b>agreed</b> to sign minutes as a true record of the meeting	
P17/061 061.1	<b>MATTERS ARISING</b> <u>Item 018.1 Assets of Community Value</u> input from residents awaited	
P17/062 062.1  062.2  062.3	<b>TO CONSIDER NEW PLANNING APPLICATIONS RECEIVED FROM SCDC</b>  <a href="#">S/1976/17/VC</a> D'Arbanville Investments Land south of Villa Road, Impington – Variation of condition 2 (approved plans) of planning permission <a href="#">S/0241/16/FL</a> . Standing Orders suspended. Applicant and resident of South Road present. Correspondence received circulated to all and sent to Case Officer. Applicant outlined progress to date and detailed amendment to design to avoid underground cabling and minimise impact to neighbouring properties Queries addressed include: - Maintenance of drain – within deed of ownership to plot 2 - Levels – noting variations on plot, details submitted as part of SCDC pre-application advice. Objection to raising of the site to road level noted - Boundary Treatment – adequate to site and amenity to neighbouring properties Standing Orders re-instated All <b>agreed</b> to make a recommendation of <b>approval</b> conditioning boundary treatment (adequate to site and protection of amenity to neighbouring properties) and site levels (members content with guidance from Case Officer, consistent with pre-application advice sought) to prevent overlooking and flood risk to adjacent properties. Application representatives agreed to work with adjacent resident on suitable boundary treatment/planting scheme Resident and application representatives left the meeting. Chair returned to agenda order  <a href="#">S/2010/17/OL</a> John Clark, Clark Brothers Station Road Garage, Station Yard, Station Road, Histon – Erection of 32 flats including 4 live-work units with access road, parking and amenity space with appearance and landscaping reserved. Noting application outline, the lack of detail submitted forced the committee to make <b>no recommendation</b> , commenting suitability of ground conditions for SUDS proposal to be confirmed by SCDC. Layout, materials, and visual impact will be assessed on receipt of full application, all in favour an <b>agreed</b>  <a href="#">S/1966/17/FL</a> & <a href="#">S/1968/17/LB</a> Mr J Brown, The White Brasserie 1 High Street, Histon – single storey rear extension link building with existing out building to grade II listed building.	

<p>062.4</p> <p>062.5</p> <p>062.6</p> <p>062.7</p>	<p>Standing Orders suspended to allow residents to take part. Plans presented to all, comments received from residents covered:</p> <ul style="list-style-type: none"> <li>- Clarification on side elevation and window levels</li> <li>- Parking provision</li> <li>- Support for application noting central High Street location, Character of the building and local history</li> </ul> <p>Correspondence received from Village Society provided to all. Standing Orders Re-instated. All <b>agreed</b> to make a recommendation of <b>approval</b> subject to conditions:</p> <ul style="list-style-type: none"> <li>- Retention of key features (<b>Appx 1</b>)</li> <li>- Car Park B drains on High Street, maintenance of drain of change of material to prevent flooding on highways required</li> <li>- Marked designated disabled bays</li> <li>- Covered cycle provision</li> <li>- External finish of link building to be sympathetic to character of listed building</li> <li>- Materials to match existing</li> <li>- Adequate protection of Moses Carter Stone</li> </ul> <p>7 Residents left the meeting, item 062.1 followed</p> <p><a href="#">S/1912/17/FL</a> Mr Simon Murphy, 3 Narrow Lane, Histon Replacement single storey rear extension and enlargement, conversion of existing garage and porch into habitable space. Following inspection of plans, all <b>agreed</b> to make a recommendation of <b>approval</b></p> <p><a href="#">S/2083/17/FL</a> Mr Soby Mathew, 13 Narrow Close, Histon First floor extension to side over existing and single storey extension to rear. Noting plot size, all <b>agreed</b> to make a recommendation of <b>approval</b></p> <p><a href="#">S/2045/17/FL</a> Mr &amp; Mrs Donald Gardiner, 4 Pepys Terrace, Impington Porch extension, rear single storey and two storey extension, loft conversion. Elevations and street scene assessed. All <b>agreed</b> to make a recommendation of <b>refusal</b>, commenting:</p> <ul style="list-style-type: none"> <li>- Porch out of keeping with character of street scene</li> <li>- Inadequate parking provision noting addition of bedroom</li> </ul> <p>If SCDC are minded to approve, condition materials for dormer window to be in keeping (cladding or brick)</p> <p><a href="#">S/2174/17/FL</a> Mr &amp; Mrs Wilbraham 123 Cottenham Road, Histon – Proposed side and rear extension with attic conversion to the rear. All <b>agreed</b> to make a recommendation of <b>approval</b></p>	
<p>P17/063</p> <p>063.1</p>	<p><b>To Accept Clerks Report</b></p> <p>No Clerks Report Available</p>	
<p>P17/064</p> <p>064.1</p> <p>064.2</p> <p>064.3</p>	<p><b>To Receive Up-Date on: Northstowe, North West Cambridge, Darwin Green, Waterbeach developments</b></p> <p><b>To Consider Darwin Green Planning Applications.</b></p> <p>Following a verbal over view of Darwin Green sites and proposals, the applications were considered and comments as follows:</p> <p><a href="#">S/2152/17/FL</a> Barratt Eastern Counties, Darwin Green One – Resurfacing of and landscaping works to the Public Right of Way. All <b>agreed</b> to make a recommendation of <b>approval</b></p> <p><a href="#">S/2154/17/FL</a> Barratt Eastern Counties, Construction of haul road to support the development of Darwin Green One. All <b>agreed</b> to make a recommendation of <b>approval</b> subject to constraints works access between the hours of 9.00am – 4:30pm only to minimise traffic impact on peak times</p> <p><a href="#">S/2153/17/FL</a> Barratt Eastern Counties, Construction of access for Darwin Green Secondary School. All <b>agreed</b> to make a recommendation of <b>approval</b> subject to constraints works access between the hours of 9.00am – 4:30pm only to minimise traffic impact on peak times</p>	
<p>P17/065</p> <p>065.1</p>	<p><b>Consultations</b></p> <p><u>None</u></p>	
<p>P17/066</p>	<p><b>Task &amp; Finish Primary School</b></p>	

066.1	No update	
P17/067	<b>Other Correspondence</b>	
067.1	<u>Development in Cottenham</u> Cllr Jocelyn updated Committee on proposed development in Cottenham is not within the Green Belt. Map of Green Belt for Histon, Impington and surrounding villages to be sent to all	<b>Asst Clerk</b>
P17/068	<b>Date of next meeting(s)</b>	
068.1	<b>Tuesday 18<sup>th</sup> July 2017</b>	
P17/069	<b>Items for next agenda</b>	
	No items requested	
	<b>Meeting Closed: 9:20pm</b>	

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