

Minutes of Histon & Impington Parish Council Planning Committee

Tuesday 30th April 2019

7.30pm at the Parish Office, New Road, Impington

Planning Committee Minutes

Membership: 9 + 2 ex-officio

Quorum: 4

Agenda No:	Present: Cllrs: Denis Payne (Chair), Aga Cahn, Steve Carrington, Marian Cleaver, Walter Davey, Elaine Farrell, Brian Ing, Simon Jocelyn, Oliver Sellen Also: Dist Cllr Cahn Clerk: Chelsea O'Brien Residents: 3	
P19/013	APOLOGIES FOR ABSENCE None	
P19/014	MEMBERS DECLARATIONS OF INTERESTS None declared	
P19/015	PUBLIC PARTICIPATION Three residents in attendance for item 018.8	
P19/016	MINUTES OF MEETING HELD Tuesday 9th April 2019 All agreed to sign as a true record of the meeting With agreement of the Committee, Chair suspended Standing Orders and brought forward item 018.8 S/1011/19/FL 42 Shirley Road, Histon.	
P19/017	MATTERS ARISING <u>None</u>	
P19/018	TO CONSIDER NEW PLANNING APPLICATIONS/CONSULTATIONS RECEIVED	
018.1	<u>S/3983/18/FL Marchingdale Developments Ltd, Western side of Land Parcel COM4, Neal Drive, Orchard Park</u> Erection of two new private residential blocks comprising 158 student rooms and associated facilities. 14 day amendment – revised description and reduction in size of block B. Following inspection of plans, all agreed to make a recommendation of refusal , commenting: - Inadequate parking provision noting use could change from student accommodation - No provision for visitor parking - Noise concerns noting sound reflective barriers If South Cambs are minded to approve, noise absorbing materials to be considered to limit the impact nothing the reflective barrier adjacent to the site	
018.2	<u>S/0768/18/FL Marchingdale Developments Ltd, Western side of Land Parcel COM4, Neal Drive, Orchard Park</u> Erection of two new private rented residential blocks comprising a total of 93 apartments. All agreed to make a recommendation of refusal commenting: Insufficient parking provision, forecasted levels of bicycle ownership are ambitious - Overdevelopment of site - Noise reflection, impact on residents of Histon & Impington - No affordable housing provision If South Cambs are minded to approve, noise absorbing materials to be considered to limit the impact nothing the reflective barrier adjacent to the site	
018.3	<u>S/1216/19/FL 23 Shirley Road, Histon</u> Part single, part two storey side extension. On inspection of plans, noting proposed extension abutting the boundary, concerns regarding maintenance provision. Conflict to character of the street scene noting proposed extension will give the visual impression of a terrace house. Proposed Cllr Carrington to make a recommendation of refusal , overdevelopment of plot, seconded Cllr Davey, 5 in favour agreed . Cllr Ing abstained.	
018.4	<u>S/1018/19/FL 54 Narrow Lane, Histon</u> External alterations and window replacement. All in favour to make a recommendation of approval	

018.5	<u>S/1042/19/VC Plot 1 (opp 24) Villa Road, Impington</u> Variation of condition 2 (approved plans) of planning permission S/0241/16/FL. Noting increase in roof height, all agreed to make a recommendation of approval	
018.6	<u>S/0989/19/FL 27a Villa Road, Impington</u> Extensions and alterations to garage to create first floor annex. All agreed to make a recommendation of approval conditioning use ancillary to the residential use of 27a Villa Road.	
018.7	<u>S/1017/19/FL 25 Manor Park, Histon</u> single storey flat roof rear extension. All agreed to make a recommendation of approval . Comment on website noted, Dist Cllr Cahn to follow up with SCDC Environmental Health	
018.8	<u>S/1011/19/FL 42 Shirley Road, Histon</u> Conversion and extension of existing garage to provide dwelling house. Standing Orders suspended to allow residents to take part. Resident present outlined: <ul style="list-style-type: none"> - Clarity regarding gable wall and restricted outlook from proposed dwelling - Loss of privacy - Condition landing window obscure, fixed shut - Overbearing - Amenity space for dwelling - Parking for property Applicant present outlined: <ul style="list-style-type: none"> - Landing window opening with outlook onto road rather than adjacent properties - Confirmed site boundary and proposed parking arrangement, for two cars within the curtilage - 78sqm, two bedroom property - Proposed dwelling same footprint and foundations as garage, simply building up Standing Orders re-instated. Following discussion, all agreed to make a recommendation of approval conditioning landing with obscure glaze and fixed shut to protect neighbour amenity	
018.9	<u>S/1229/19/FL 21 Spring Close, Histon</u> Proposed single storey extension to the front of the property and extension of existing flat roof dormers to the rear of the property. Following inspection of plans, all agreed to a make no recommendation . Red line boundary on plan indicates linking to block of garages, reducing the size of the garage. If SCDC are minded to approve restriction of contractor and delivery movements only to be carried out between the hours of 09.30 and 15.00. Arrangements for contractor parking to be agreed prior to work commencing, noting cul-de-sac	
018.10	<u>S/1309/19/FL Histon & Impington Recreation Ground, New Road, Impington</u> Siting of galvanised green metal store building. Noting Parish Council application, no comments submitted	
P19/019	To Accept Clerks Report	
019.1	Provided to all and accepted (Appx 1) covering: SCDC Updates; Decision Notices; Applications Withdrawn Application S/0606/19/FL condition requested from both Parish Council and County Council restricting contractor/delivery movements to the site dismissed by Case Officer. Cllr Payne and Acting Clerk to highlight at meeting with SCDC Officer	DWP/ Acting Clerk
P19/020	To Receive Up-Date on Northstowe, North West Cambridge, Darwin Green, Waterbeach developments	
020.1	Community Forum: Next meeting 15 th May; 7 August; 6 November 2019	
P19/021	Strategic Housing Land Availability Assessment (SHLAA) Process	
021.1	Process underway, publication of sites yet to take place. Dist Cllr Cahn to request detail of timetable and publication of sites	
P19/022	Other Matters	
022.1	Proposed Footpath through Village Green Play Area – details received from County Council	

	with a proposed start date 10 th June. Acting Clerk to respond highlighting a decision is pending on the receipt of details of future maintenance plans for the path, with a caveat no materials or machinery to be stored/access on or via The Village Green.	
P19/023 023.1	Date of next meeting(s) Tuesday 21st May 2019	
P19/024	Items for next agenda Election of Committee Chair A14 Community Group – Standing Agenda item	
	Meeting Closed: 9pm	