



# SAWSTON PARISH COUNCIL

## MINUTES of the PLANNING & ENVIRONMENT COMMITTEE MEETING HELD 25 JULY 2017

At Link Road Parish Council Offices - Meeting commenced at 7.30pm

### PRESENT:

**Assistant Parish Clerk** Jo Keeler

### Councillors

David Bard

Ray Matthews

Kevin Cuffley

Rajni Padia

Janet Martin (Chairman)

Neil Reid (Vice Chairman)

1 Member of the public  
Mr Roger Richmond

### 1 APOLOGIES FOR ABSENCE

Councillor Rob Grayston – holiday  
Councillor Beck Laxton – holiday  
Councillor Tony Fell - holiday  
Councillor Brian Milnes – other commitments

### 2 DECLARATION OF INTERESTS FOR THIS MEETING

None

### 3 MINUTES OF THE MEETING HELD ON 27 JUNE 2017

The minutes of the meeting held on **27 June 2017** were read, confirmed and signed.

It was **proposed** by Councillor Neil Reid and **seconded** by Councillor David Bard to **accept** the minutes

**VOTE: 6 FOR : 0 AGAINST UNANIMOUS**

### 4 MATTERS ARISING – New information only

None

### 5 PLANNING APPLICATIONS

Planning Application Ref	Location	SPC Comment:
<a href="#">S/2355/17/PA</a>	Prior approval application – change of use of a building from office use to residential units at 84a Catherine House, London Road  It was <b>proposed</b> by Councillor Neil Reid and <b>seconded</b> by Councillor Ray Matthews to support this application.	<b>Support – no objection</b>  Vote 4 For 2 no votes
<a href="#">S/2453/17/FL</a>	Construct small single storey extension to enlarge business premises at 16 & 16a High Street  It was <b>proposed</b> by Councillor Ray Matthews and <b>seconded</b> by Neil Reid to support this application.	<b>Support – no objection</b>  Vote 4 For 2 no votes

<a href="#">S/2535/17/VC</a>	<p>Variation of Condition 2 (approved plans) of S/0538/16/FL at 16 Queensway</p> <p>Councillor Janet Martin explained that this application had just been received for an amendment to the previous plans. The Council supported the previous application and this is an amendment to the external finish. As there is no meeting until September the Committee was asked if they wanted to comment.</p> <p>It was <b>proposed</b> by Councillor Neil Reid and <b>seconded</b> by Councillor Ray Matthews to support this amendment.</p>	<p><b>Support – no objection</b></p> <p>Vote 4 For 2 no votes</p>
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[S/1574/17/NM](#) Non-material amendment to planning consent S/0696/14/VC at Formerly Marley Building Materials Ltd, Dales Manor, Babraham Road for Variation of pre-commencement conditions etc. Decision withdrawn. Noted.

### Tree Application

[S/2428/17/TP](#) Fell Horse Chestnut in Spike Playing Field overhanging Brookfield Close. The majority of the tree is dead and there are several brackets of Ganoderma applanatum on the trunk.

It was **proposed** by Councillor Neil Reid and **seconded** by Councillor Rajni Padia to support this application.

**VOTE: 6 FOR : 0 AGAINST UNANIMOUS**

## 6 UTTLESFORD LOCAL PLAN

Councillor Janet Martin said that she had visited the Uttlesford exhibition at Stebbing that day and explained that after looking at the detail of the application we should spend more time considering the application and the impact it will have on Sawston and surrounding villages. This was discussed at length and Councillors expressed concern regarding:

- Traffic congestion and highways: issue of transport enhancements being a requirement rather than a contingency
- Affordable housing: 40:60 mix – can any housing be available to address needs in neighbouring villages
- Landscaping – impact and aquifer issues
- Duty to co-operate – had that been fulfilled.

Councillor David Bard explained that as the Chairman of the Parish Council he had received an email from the Chairman of Hinxton Parish Council expressing their concerns and asked if Sawston would want to sign the letter they have put together in response. Councillor David Bard read out the email and a copy is attached.

It was **proposed** by Councillor Kevin Cuffley and **seconded** by Councillor Janet Martin to sign the letter but also put in our own formal response.

**VOTE: 6 FOR : 0 AGAINST UNANIMOUS**

A response from the Parish Council will be drafted based on the discussions at this meeting and it will be sent to all Parish Councillors for comment. The Clerk would e-mail all Councillors to ensure they would look out for the draft and comment as they wish. Any comments will be passed onto the Chairman and Vice-chairman of the Planning Committee who will agree the response before sending.

It was **proposed** by Councillor Neil Reid and **seconded** by Councillor Ray Matthews to follow this action.

**VOTE: 6 FOR : 0 AGAINST UNANIMOUS**

Mr Roger Richmond left the meeting.

**7 REPAIR TO WALL FOLLOWING REMOVAL OF TREE IN EDINBURGH AVENUE**

The Clerk explained that we recently had a tree felled in Edinburgh Avenue due to its condition. There was also slight damage to a wall at a neighbouring property caused by the tree roots.

The resident has asked when the Parish Council is going to repair the wall. This was discussed and after careful consideration and based on precedent the Parish Council decided it is not liable to repair the wall and it is the resident's responsibility. The Clerk is checking this with the Council's Insurance Company.

It was **proposed** by Councillor Neil Reid and **seconded** by Councillor Ray Matthews to inform the resident of this decision.

**VOTE: 6 FOR : 0 AGAINST UNANIMOUS**  
**ACTION: The Clerk**

**8 CITI 7 BUS ROUTE**

Councillor David Bard explained the Number 7 bus route has been altered and will no longer stop at Waitrose/Trumpington. Several Sawston residents had made comments about this reduced service, as there will no longer be a direct route to Trumpington, although it will provide a faster journey to Cambridge centre. Stagecoach has agreed to put a stop in by Addenbrookes so that people who want to get to Waitrose can get off there and walk.

This was discussed and it was **proposed** by Councillor Janet Martin and **seconded** by Councillor Neil Reid that we should make representation to Stagecoach asking them to reinstate the route or provide a service that connects Sawston directly with Trumpington.

**VOTE: 6 FOR : 0 AGAINST UNANIMOUS**

Councillor David Bard explained that Whippet has asked for the 7a bus route to be stopped with effect from 02 September. Cambridgeshire County Council are investigating reinstating this service with a different provider. The service will remain for the foreseeable future while investigations take place.

**9 NEIGHBOURHOOD PLAN**

Councillor Janet Matter explained there will be a meeting on 25 August for all Parish Councillors and all those that have shown an interest in the Neighbourhood Plan. This meeting will be to discuss the way forward and also the decision from Pampisford and Babraham Parish Councils.

**10 PLANNING DECISIONS**

Noted.

**11 CORRESPONDENCE**

None

**12 COUNCILLORS ISSUES AND AGENDA ITEMS FOR NEXT MEETING: CONCERNING P & E ONLY**

Councillor David Bard explained for information that the South Cambs Local Plan Inspector was concerned about some areas the Parish Council put forward for local green space.

The Parish Council received a letter objecting to the Iconix development from Hinxton Parish Council. Councillor David Bard read out the email.

'Dear Dr Bard,

I am writing as Chair of Hinxton Parish Council concerning the planning proposal for Sawston Trade Park. We have been asked by SCDC for comments by the end of this month.

At our PC meeting on Monday the following views were expressed:  
i) that 'brown field' development of this sort was preferable to other threatened development on green fields  
ii) that the scale of the proposal was too great, bearing in mind the serious traffic congestion around the A1301 and A505 junction and J10 on the M11

But we also thought it would be neighbourly to ask for your PC's basic thoughts, since you are immediately affected. If you could let me know in the next week that would be appreciated

More generally, over the last couple of years we have got into the habit of arranging occasional meetings between our PC chair and vice-chair and our counterparts in Duxford, Ickleton, Great Chesterford, Whittlesford and Pampisford, and of regularly exchanging information by email. In this we have been greatly assisted by Tony Orgee. The threats from the 'North Uttlesford Garden Village' and Smithson-Hill have made this very useful.'

It was agreed that occasional meetings would be helpful.

The member of public left the meeting.

**Pursuant to Section 1 (2) of the Public Bodies (Admission to Meetings Act 1960 – it is resolved that because of the confidential nature of the business to be transacted, the public and press are asked to leave the meeting during consideration of the sensitive items in reserved matters**

## 13 BROADMEADOW

The Clerk is waiting for information regarding registering the land and therefore there is nothing to report.