



# WILLINGHAM PARISH COUNCIL



Minutes of the Planning Committee meeting held on  
25<sup>th</sup> June 2013 at 7 30 pm in the Parish Office, Ploughman Hall, West Fen Road, Willingham

**Present: Councillors:** Pake, Cook, Manning, Law (Chairman), Jacques, Harris, Watson  
(Councillor Smith also attended)

**Parishioners:** 28

## 1. Apologies for Absence

Apologies were received and accepted from Councillor King as he had a prior meeting commitment

## 2. Declarations of Interest

6(i) Councillor Manning declared an interest as an adjoining landowner

6(i) Councillor Watson informed the committee that although he lived in Haden Way the proposed site was not close enough to really affect him.

## 3. Public forum (maximum 3 minutes per person, with an overall limit of 15 minutes) (the meeting was adjourned)

*Councillor Law reminded parishioners of the rules surrounding speaking at the meeting.*

*All 28 Parishioners had attended the meeting to express their opposition to item 6(i). Four parishioners were nominated to speak.*

*Mr McGregor was very concerned about the impact the site would have on the locality especially with regards to the increase in traffic and noise disturbance in what is currently a very quiet and safe area.*

*Mr Burnett expressed concerns regarding water disposal and the potential flood risk to areas of the village. He stated that although the application says it is "is not within or close to an area subject to flooding", it is approximately 250 yards from Willingham flood plain. The only down slope for water discharged from the site into the watercourse/soak away will direct flow into the flood plain increasing the risk of flood to parts of the village. Mr Burnett felt that the increase in water whilst not necessarily affecting the site itself will effect properties in Station Road, Millfield, Over Road, Covent Garden, Westmead Close, parts of Bourney's Manor Close and West Fen Road.*

*Mr Young felt that the application was inappropriate as his family owns land on either side of the track, which he believes to be a private track. This would then become increasingly heavily used with traffic to and from the site. Mr Young also felt there were discrepancies in the application with regards to elements such as the distance to the school, the distance being further than the application indicates and meaning it is much more likely that cars will be transporting children too and from instead of them walking as the application suggested.*

*Mr Smith pointed out that the site Of Kerleys and Co on the Over Road had already recently been given permission to put an entrance onto Haden Way which in itself will create extra traffic for residents to cope with and the proposed site at the bottom of Haden Way would only make the situation even worse. He also felt that the track was not wide enough to accommodate traffic coming backward and forwards and could be quite hazardous for dog walkers and residents alike.*


## 4. Minutes of the meeting held on 6 June 2013

Councillor Law proposed the minutes be accepted as a true record of the meeting. This was seconded by Councillor Cook and agreed unanimously.

## 5. Matters arising from the minutes of the meeting held on 6 June 2013, not covered elsewhere on this agenda

None

## Actions

  
19/7/13

**6. Planning applications for consideration**

**Actions**

- (i) S/1237/13/FL – Land to East of Hayden Way, Willingham – Ms D Beaver – Use of land as Gypsy site comprising 5 double pitches each comprising 2 mobile homes, 2 touring caravans and 2 dayroom/utility blocks and 1 single pitch comprising 1 mobile home, 1 touring caravan and 1 dayroom/utility block for use by and extended Romany Gypsy family: construction of access road, hardstandings, provision of sewage treatment plant, erection of boundary fences and landscaping.

*(Councillor Manning did not vote on this application due to declaration of interest)*

Councillor Harris proposed that the Parish Council recommend refusal on the following grounds:  
Proportionality – The village already has a large number of traveller pitches within the village  
Consistency – The Parish Council would refer to previous traveller applications and reasons for refusal.  
Sustainability – The proposal is likely to add increasing pressure to village infrastructure and services.

This was seconded by Councillor Cook and **agreed** with six votes in favour and one abstention due to declaration of interest.

**All Parishioners left 7:53pm**

- (ii) S/1172/13/FL – Tredon Farm, West Fen Road, Willingham – Mr D Granger - Double Garage, store and amendment to full planning permission S/0741/96/F to include dormer windows.

Councillor Law proposed that the Parish Council recommend approval. This was seconded by Councillor Jacques and **agreed** unanimously.

- (iii) S/1232/13/FL – 6 Westmeadow Close, Willingham – Mr and Mrs Westbrook – two storey side extension.

Councillor Law proposed that the Parish Council recommend approval. This was seconded by Councillor Harris and **agreed** unanimously.

**7. Planning applications Considered under delegated powers on 6<sup>th</sup> June 2013**

- (i) S/0858/13/FL – Amendment - 3 Rose and Crown Yard, Willingham, Extension to Dwelling – amended elevations and roof plan to show hipped roof to proposed first floor bedroom.

Due to time constraints this amendment was considered by the committee on 6<sup>th</sup> June 2013 in conjunction with the full application. Councillor Law proposed the Parish Council recommended approval. This was seconded by Councillor Jacques and agreed with seven votes in favour and one abstention (due to declaration of interest).

**8. Planning Application Permissions (for information only)**

- (i) S/1947/11 – Ely House, 15 Green Street, Willingham – Mr and Mrs Oviatt-Ham – Erection of new dwelling and garage following demolition of existing garage.

Circulated and noted

**9. Planning Application Withdrawals**

- (i) S/0859/13/FL – 44 High Street, Willingham, Cambridge Medical Communications Ltd – erection of 2 two storey office buildings and single storey link.

Noted.

**10. Update on Northstowe following Parish Forum Meeting held on 19<sup>th</sup> June 2013 attended by Councillors Harris.**

Councillor Harris reported that the meeting comprised of a presentation by the Highways Agency on the A14 upgrade options and how the different budgets would be applied to additional lane plans such as the one between Impington and Girton

**11. Update on the traffic committee meeting held week commencing 10<sup>th</sup> June and attended by councillors Harris and Manning**

Since the last meeting it had been reported that monitoring at only 1 permanent site had been carried out (South of Willingham) and for 1 week only. None of the temporary sites had been looked at but these would hopefully be addressed in the Autumn. The Traffic flow for the 1 site monitored showed greater traffic flow than the original model but less than the temporary run that had been carried out previously. More data needed to be gathered

**12. Correspondence**

(i) Notice of Parish Planning Forum meeting to be held on 17<sup>th</sup> July 2013.

This was circulated and Councillor Law agreed to attend.

(ii) Correspondence from the architect regarding planning application for 44 High Street

The architect for the above application had been in contact with the Chairman of the committee to discuss the Council's comments regarding the application and it being more in keeping with the surrounding area. The Chairman was advised that in order to try and address some of the issues raised the application would be withdrawn and re-submitted.

**(iii) Any other correspondence.**

Notice of planning committee meeting at SCDC to take place on 3<sup>rd</sup> July 2013 re S/0825/13/FL- Alwyn Park - change of use of land to gypsy and traveller site.

It was agreed that if possible representation would be sent. Councillor King has represented the Council in the past and the Clerk was asked to see if he was able to attend on this occasion.

**ACTION**

**DL**

**Clerk/PK**

**13. To decide date of next meeting. – To be decided**

Meeting closed at: 8.20pm

25<sup>TH</sup> June 2013 8.30pm

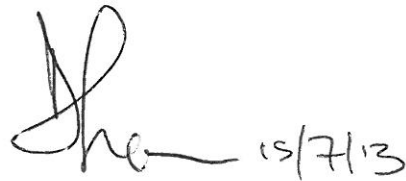
**NOTES ON A MEETING TO DISCUSS UNDER DELEGATED POWERS**

**S/1272/13/FL – 13 Mill Road, Willingham, Mrs B D Swann – rear two and single storey extensions**

**PRESENT: Councillors, Law, Cook, King, Manning, Watson, Jacques, Pake and Harris.**

Councillor Cook proposed that the Parish Council recommend approval but as the application is clearly for a separate dwelling would point out that a S106 payment should be made. This was seconded by Councillor Law and **agreed** unanimously.

Meeting Closed at 8:37pm

A handwritten signature in black ink, followed by the date '15/7/13' written in a similar cursive style.