



WILLINGHAM PARISH COUNCIL



Minutes of the Planning Committee meeting held on
Monday 13 January 2013 at 7 30 pm in the Parish Office, Ploughman Hall, West Fen Road, Willingham

Present: Councillors: Law (Chairman), Cook, Jacques and Harris

Parishioners: None

Actions

Presentation from Mr Ashley and his colleagues re Over Road development

Mr Ashley from Yellow Door Property and his colleagues outlined their proposed plans for the site on Over Road. They purchased the site 9 months ago and have been liaising with SCDC Planning officers closely to come to a proposal that the planners seem happy with and one they are hoping to put forward. The Development would consist of 3 detached properties (a 2 bedroom, 3 bedroom and 4 bedroom) of quite radical design using a range of materials. It is their intention to clear and improve the ditch to make it become a feature of the development.

They had spent considerable time looking into the issues of privacy for neighbours and visibility splay on the highway. The site had been planned so that areas facing Covent Garden would only be single storey and they had been in discussions with Highways to agree the necessary alterations to Number 10 Over Road which they had purchased to make the visibility splay acceptable.

Councillor Cook raised concerns regarding the proposal to possibly culvert a part of the ditch as he felt that historically this had caused issues elsewhere in the village and he would be opposed to it. Mr Ashley's colleague explained that other options were possible such as bridging the ditch or using much wider pipes than normal in the culvert and the concerns regarding the culvert would be taken on-board.

Councillor Law thanked Mr Ashley and his colleagues for attending and the group left the meeting.

The meeting started at 7.55pm

1. Apologies for absence

Apologies were received and accepted from Councillors King, Manning and Watson due to prior commitments and Councillor Pake due to holiday

2. Declarations of interest

None

3. Public forum (maximum 3 minutes per person, with an overall limit of 15 minutes) All parishioners wishing to speak and who are on the Electoral register, must make their name known to the Clerk prior to commencement of the meeting. Maximum of five people to speak. Large groups will need to decide on a spokesperson representative

None

4. Minutes of the meeting held on 10 December 2013

Councillor Jacques proposed these be accepted as a true record of the meeting, seconded by Councillor Cook and agreed with three votes in favour and one abstention due to not being at the meeting.

5. Matters arising from the minutes of the meeting held on 10 December 2013, not covered elsewhere on this agenda

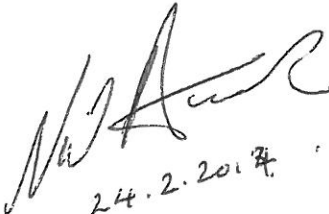
None

6. Planning applications for consideration

- (i) S/2507/13/FL – 63 Haden Way, Willingham, Mr R Flack – erection of garage and store with studio over

Councillor Cook proposed that the Council make no recommendation with the comment that they have no objections to the development providing it is not used for residential purposes. If it is to be used for residential purpose then they would expect a developer contribution to be made. This was seconded by Councillor Law and agreed unanimously.

24.2.2014

| | Actions |
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| <p>(ii) S/2474/13/FL – 16 Balland Field, Willingham, Mr and Mrs Brooke – first floor side extension above garage</p> <p>Councillor Law proposed that the Council recommend approval, seconded by Councillor Cook and agreed unanimously.</p> | |
| <p>(iii) S/1629/13/FL – 13 High Street, Willingham, Mrs J Yasmin – conversion of bank to 2 self-contained flats and single storey side extension.</p> <p>Councillor Harris proposed that the Council recommend approval, seconded by Councillor Law and agreed unanimously.</p> | |
| <p>7. Amendments to Planning Applications (for information only)</p> | |
| <p>(i) S/2126/13/FL – Land to the North of the Piggery, Haden Way, Willingham – (in the parish of Over) Mr D Flack, provision of two temporary mobile homes, part retrospective.</p> <p>Circulated and noted</p> | |
| <p>8. Lawful Development Certificate (for information only)</p> | |
| <p>(i) S/2589/13/LD – 2 Pyrethrum Way, Willingham, Mr A Riddle, Lawful development certificate – proposed roof lights</p> <p>Circulated and noted. The committee agreed to write to SCDC and express their concerns over the application as to their mind the alterations are designed to allow people to stand at a window and look out. They would be intrusive to neighbours and the Parish Council felt that they should not be permitted.</p> | Clerk |
| <p>9. Planning Application approvals (for information only)</p> | |
| <p>(i) S/2220/13/FL – 36 Schole Road, Willingham, Mr R Bidwell, two storey and single storey rear extensions</p> <p>(ii) S/2174/13/FL – Kerley and Co, Haden Way, Willingham, Mr T Kerley, erection of greenhouse to replace existing.</p> <p>(iii) S/2385/13/FL – 18 Mill Road, Willingham, Mr and Mrs Cowley – part change of use from office to short term holiday let accommodation.</p> <p>(iv) S/2306/13/VC – 2 Cadwin Fields, Schole Road, Willingham, Mrs L Holmes – variation of condition 1 (list of approved plans) of planning permission reference S/1188/12/FL for use as a gypsy site comprising one pitch and the erection of an amenity block – plans and elevations of proposed amenity block.</p> <p>All the above have been circulated and noted.</p> | |
| <p>10. Update on S106 payments for development at Rockmill End</p> | |
| <p>The Clerk updated the committee on the response received from SCDC stating they are working on amending the indemnity to reflect the payment by instalments. The Clerk would chase SCDC again.</p> | Clerk |
| <p>11. Update on Northstowe.</p> | |
| <p>Nothing to report. The next meeting is due to be held on the 22 January 2014</p> | |
| <p>12. To receive minutes and reports from the Parish Forum meeting held on 3 December</p> | |
| <p>This was reported on at the previously planning meeting</p> | |
| <p>13. Correspondence</p> | |
| <p>(i) Planning policy monthly update – circulated and noted.</p> <p>(ii) Any other correspondence.</p> | |
| <p>14. To decide date of next meeting - TBA.</p> | |
| <p>Meeting Closed at: 8.20pm</p> <div style="text-align: right; margin-top: 20px;">  24.2.2014 </div> | |