

WILLINGHAM PARISH COUNCIL
Parish Council Office, Ploughman Hall
West Fen Road, Willingham
Cambridge, CB24 5LP, Tel: 01954 261027
Email: clerk@willinghamparishcouncil.gov.uk
Website: www.willinghamparishcouncil.gov.uk

Minutes of the Planning Committee meeting of Willingham Parish Council held at 7.30pm (remotely) on the 18th May 2020

Present:

Councillors: Harris (Chair), Law, P King, Croft, Hutchcraft (non-committee member)

Parishioners: None

Clerk: Mandy Powell

1. To receive apologies for absence

In line with the resolution taken at the Full Council meeting held on the 6th May regarding apologies during the Covid-19 crisis, apologies were accepted from Councillor Manning.

2. Declarations of interest

None received

3. Public forum (*maximum 3 minutes per person, with an overall limit of 15 minutes*) All parishioners wishing to speak 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 present

4. To approve the minutes of the meeting held on 23 April 2020

Councillor King proposed the minutes be accepted as a true record of the meeting, seconded by Councillor Law, and **agreed** unanimously.

Note: The minutes will be signed at the first opportunity when the Council resume physical meetings.

5. To deal with any matters arising from the minutes of the meeting held on 23 April, not covered elsewhere on this agenda

None

6. Planning Applications for consideration

(i) 20/01587/FUL – 15A High Street, Willingham, Turnwood Heritage Ltd – 2 detached 1.5 store dwellings along with new access arrangements onto High Street and associated works on land to the rear of 15A High Street.

Councillor Harris proposed the Council object to the application for the following reasons, seconded by Councillor Law and agreed unanimously:

Overdevelopment of the site

Inadequate access onto the site

The Site is located on a very busy road (B1050) next to the post office which already sees a lot of parking on the road and pedestrian movements. It is also in close proximity to the junction of Saxon Way (another busy junction onto the B1050). The Council consider it would be dangerous for additional vehicles to be joining the road at this point.

(ii) 20/02127/PR101A – Engine Ground Farm, Earith Road, Willingham, Mr R Munns – single storey rear extension.

Councillor Law proposed the Council support the application, seconded by Councillor Harris, and **agreed** unanimously.

(iii) S/3854/19/OL – Digital Park Station Road, Longstanton, Middlereach Ltd – outline application for residential development of up to 106 dwellings and associated infrastructure (considering access only) following demolition of existing buildings.

Councillor Harris proposed the Council make no recommendation with the comment that it does have concerns about the additional traffic that will result from the development entering onto the already overburdened B1050 as well as the site entrance being in such close proximity to the John Henry site entrance and traffic lights. Seconded by Councillor Croft and **agreed** unanimously.

(iv) 20/01690/HFUL – 14 Westfield, Willingham, Ms L Maris – single storey front, side and rear extension following demolition of existing single storey rear structure and removal of two sheds.

Councillor Harris proposed that the Council support the application, seconded by Councillor Law, and **agreed** unanimously.

(v) 20/1287/TTCA – 10 George Street, Willingham, Mrs Burkitt – works to trees in a conservation area

Councillor King proposed the Council support the application, seconded by Councillor Law, and **agreed** unanimously.

(vi) 20/02142/OUT – Northstowe Phase 3B, Station Road, Longstanton – outline application comprising up to 1,000 homes, a primary school, secondary school, secondary mixed use zone (with retail and associated services, food and drink, community, leisure, employment and residential uses), open space and landscaped areas, engineering and infrastructure works, with details of appearance, landscaping, layout, scale and access reserved. Application accompanied by an environmental statement.

Councillor Harris proposed the Council object to the application for the following reasons, seconded by Councillor King and **agreed** unanimously.

Phase 3B was never part of the original proposal and was a strategic reserve site. The housing could go south of the new road. The traffic from the site will come out onto the already overburdened B1050 and Willingham will have to bear the brunt of the additional traffic loads.

The Council would emphasise the need for a bypass round Willingham as was previously reported in the press where County Councillors stated they wanted Willingham to have a bypass before any construction took place. The Council feel that until the issue of a bypass is resolved, this application is premature.

7. Planning Decisions (for information)

(i) S/4441/18/RM – Land to the South of Haden Way – approval of matters reserved for appearance landscaping layout and scale following outline permission S/2456/15/OL for residential development of up to 64 units estate road open space and associated works – **approved.**

Previously circulated and noted

(ii) 20/01296/CLUED – Alwyn Tourist Park, Willingham, Mr & Mrs Pickering – certificate of lawful development for an existing use or operating or activity including those in breach of a planning condition under section 191 of the Town and Country Planning Act 1990 in respect of occupancy – **Approved**

Previously circulated and noted

(iii) 20/01178/HFUL – 5 Pyrethrum Way, Willingham, Miss Peeke-Vout, rear single storey lean-to extension – **approved**

Previously circulated and noted

8. Correspondence

(i) To receive further correspondence from parishioner regarding S/0123/20/FL and consider any action.

The applicant had sent further correspondence regarding the above application, asking the Council to review its recommendation. The Clerk had responded outlining the history of the decisions for the site and neighbouring properties. The Committee agreed it had nothing further to add to the response.

(ii) Any Other Correspondence

Correspondence from SCDC regarding planning decision delegation to officers

Previously circulated and noted

Correspondence from District Councillor Heather Williams regarding planning decision delegation to officers.

This had been previously circulated, and the Clerk and Chair were asked to respond to District Councillor Williams outlining the Council's concerns and confirming that they had previously written to the Leader of SCDC regarding them.

Action: Cllr Harris & Clerk

9. Items for future meetings

Proposal: Erection of building to provide a Manure Store

Site address: Poplar Farm West Fen Road Willingham

Reference: 20/01843/FUL

10. To decide date of next meeting.

Monday 1st June 2020 (this meeting will be held remotely)

Meeting closed at 20:06