Willingham Parish Council
serving the population of Willingham in Cambridgeshire

Chairman: Cllr Derek Law
Clerk and RFO: Amy Rudderham
Tel: 01954 261027
clerk@willinghamparishcouncil.gov.uk
www.willinghamparishcouncil.gov.uk
Parish Council Office, Ploughman Hall, West Fen Road, Willingham, Cambridge, CB24 5LP

PLANNING COMMITTEE MINUTES

Minutes of the Planning Committee meeting of Willingham Parish Council held on Wednesday 7th October 2026 at 7:00pm, in the Octagon, St Mary and All Saints Church, Willingham

Present:
Councillors: Hales, Harris (Chair), Hutchcraft, Law, McKee, Moore
Parishioners: Six (one parishioner arrived at 19:10)

Clerk: Amy Rudderham
Deputy Clerk: Sophie McNally

---

1. To receive apologies for absence
Apologies were received from Councillor Watson due to personal reasons. Councillor Harris proposed the apologies be accepted, seconded by Councillor McKee and **resolved** unanimously.

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
Two residents addressed the Council regarding their concerns about application 26/03645/FUL. The Council thanked them for their time.

4. To approve the minutes of the meeting held on Tuesday 15th September 2026.
Councillor Moore proposed that the Minutes be accepted as a true record of the meeting, seconded by Councillor McKee and **resolved** with five votes in favour and one abstention.

Action: Clerk

5. Planning Applications for consideration
a. 26/03146/REM – Reserved Matters application for Phase 1 of Northstowe Phase 3B to provide 235 dwellings, a secondary mixed-use zone and associated infrastructure, for appearance, landscaping, layout, scale and access pursuant to outline planning permission ref. 20/02142/OUT, including the submission of details pursuant to Conditions 12 (Reserved Matters Requirements), 13 (Landscape and Design Reserved Matters), 16 (Access to B1050 (Station Road, Longstanton), 17 (Public footpaths), 21 (Bus Stops), 24 (Landscape Management and Maintenance Plan), 27 (Ecological Design Strategy and Landscape and

APPROVED

Ecological Mitigation Plan), 28 (Biodiversity Survey and Assessment), 30 (Sustainability Strategy – Reserved Matters), 35 (Surface Water - Reserved Matters Details), 46 (Green Routes), 50 (Housing Delivery Statement), 51 (Housing Mix), 52 (Space Standards), 55 (Open Space and Play Facilities Details) and 58 (Lighting) of outline planning permission ref. 20/02142/OUT.) – c/o Iceni Projects.

Councillor Harris proposed the Council note the application, seconded by Councillor Law and **resolved** unanimously.

Action: Clerk

b. 26/03413/HFUL – Bonheur Millfield Willingham Cambridgeshire – Single storey rear, side and front extensions following demolition of existing conservatory. – Wendy Turner

Councillor Harris proposed the Council recommend approval of the application, seconded by Councillor McKee and **resolved** unanimously.

Action: Clerk

c. 26/03645/FUL – Land At Earith Road Willingham Cambridgeshire – Change of use to a Gypsy/Traveller site comprising of 3 pitches, including 1xmobile homes and 1xtouring caravans per pitch – Nicole, Stephen Sr and Stephen Jr Stephenson, Ayres and Ayre

Councillor Moore proposed that the Council recommend refusal of the application. This was seconded by Councillor Harris and resolved unanimously.

The Council expressed considerable concern regarding the current enforcement notice and the fact that the field has yet to be returned to its previous state. The Council considered that the submission of the current application appeared to be an attempt to circumvent or defeat the existing enforcement action, rather than address the requirements of the enforcement notice. In this regard, the Parish Council requested that South Cambridgeshire District Council consider exercising its discretionary power under Section 70C of the Town and Country Planning Act 1990, having regard to the existing enforcement notice and the apparent overlap between the matters covered by the notice and the current application.

The Council recognised the District Council's need to provide traveller pitches. However, the Parish Council considered that the 45 existing pitches, excluding the Piggery site, where development was currently in progress, met the identified need for the parish.

The Council also identified conflict with Policies S/7 and HQ/1 of the South Cambridgeshire Local Plan 2018. Members further noted that there was no footpath linking the site to the main amenities of the village and expressed concern regarding road safety in the vicinity, noting that two accidents had occurred in recent months, one of which had resulted in a fatality.

It was further requested that, should the planning officer be minded to approve the application, the application be referred to the Planning Committee for consideration.

Action: Clerk

APPROVED

d. 26/03644/FUL – Land North East Of Longacre Meadow Road Willingham Cambridgeshire – Creation of one Gypsy pitch comprising 2 mobile homes, 2 touring caravans and associated works – DNR Architecture

Councillor Law proposed the Council recommend refusal of the application, seconded by Councillor Hutchcraft and **resolved** unanimously.
The Council remains concerned regarding the proposed development and the history of the site. Members noted that the application follows the previous Permission in Principle application, reference 25/04893/PIP, which was approved by the District Council's Planning Committee despite the Parish Council's objections.
The Council recognises the District Council's need to provide traveller pitches. However, the Parish Council is of the opinion that the 45 existing pitches, excluding the Piggery, which is currently in progress, meet the identified need for the parish.

Action: Clerk

6. Correspondence

a. To receive and consider correspondence from Planning Inspectorate regarding Proposed application for the Chatteris Wind Farm.

Noted.

b. Any other correspondence

None.

7. Items for future meetings

None.

8. To decide date of next meeting

To be decided.

Meeting closed at 7:25 PM

APPROVED