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NONE OF THESE DECISIONS ARE SUBJECT TO CALL-IN



PLANNING COMMITTEE – 3 December 2014
DECISION LIST

ITEM NO.	REPORT REF.	APPLICATION	DECISION	ACTION BY
5.	P131	<p>14/00017/FUM</p> <p>Erection of 16 affordable housing units</p> <p>Land to North East of 5 Back Lane, Littleport</p>	<p>It was resolved:</p> <p>That planning application reference 14/00017/FUM be approved and that appropriate conditions be delegated to the Planning Manager in consultation with the Chairman of Planning Committee as:</p> <ul style="list-style-type: none"> • rural exception sites were not easy to identify; • the development would assist in meeting housing need in Littleport; • although the carriageway did not accord with the Manual for Streets, it was only just substandard and the application would benefit residents by providing a footpath and a better drainage scheme. 	<p>Ann Caffall, Senior Planning Officer</p> <p>Sue Wheatley, Planning Manager</p>
6.	P132	<p>14/00668/FUL</p> <p>Proposed dwelling (Revised design of previously approved dwelling (14/00068/FUL))</p> <p>Land Adjacent to 82 Station Road, Soham</p>	<p>It was resolved:</p> <p>That planning application reference 14/00668/FUL be approved and that appropriate conditions be delegated to the Planning Manager in consultation with the Chairman of Planning Committee as the increase in ridge height would not be detrimental to the character of the appearance of the conservation area or detract sufficiently from the street scene to warrant refusal of the application.</p>	<p>Julie Barrow, Planning Officer</p> <p>Sue Wheatley, Planning Manager</p>

ITEM NO.	REPORT REF.	APPLICATION	DECISION	ACTION BY
7.	P133	<p>14/00692/OUM</p> <p>Outline planning application (all matters reserved) for up to 125 dwellings, creation of new access from Ness Road and provision of 2.6ha of new public open space on separate land</p> <p>Land North of 17-45 Toyse Lane, Land North of Toyse Close and 111 Ness Road, Burwell</p>	APPLICATION WITHDRAWN	Rebecca Saunt, Senior Planning Officer
8.	P134	<p>14/00960/FUL</p> <p>Demolition of existing farm/dairy buildings together with the erection of two detached two bedroom bungalows, access, parking and associated site works</p> <p>Rear of 41 Sand Street, Soham</p>	<p>It was resolved:</p> <p>That planning application reference 14/00960/FUL be approved with the conditions listed within the officer's report.</p>	Rebecca Saunt, Senior Planning Officer

9.	P135	<p>14/00931/OUM</p> <p>Outline application for up to 128 residential dwellings with all matters reserved apart from means for access.</p> <p>Land North of Field End, Witchford</p>	<p>It was resolved:</p> <p>That planning application reference 14/00931/OUM be refused for the following reasons:</p> <ol style="list-style-type: none"> 1. The construction of up to 128 residential dwellings on an unallocated site in the countryside would be contrary to policies CS1 and CS2 of the East Cambridgeshire Core Strategy 2009, which restricts residential development in such locations. It would also be contrary to policies GROWTH1 and GROWTH2 of the East Cambridgeshire Draft Local Plan pre-submission version (as modified). It is considered that there are no material planning reasons that would justify setting aside these sound planning policies. <p>The Council has taken a constructive approach to new development in the district, allocating sufficient sites to meet the identified housing need and support rural communities. The Council has worked extensively with Parish and Town Councils and local communities to identify local needs and priorities and these are reflected in the 'Village Visions' within the draft Local Plan. The lack of any allocations in Witchford therefore reflects the local perceptions of the need for large scale growth. This proposal, for a large residential development on land outside the Witchford Village Envelope is therefore not only contrary to the policies within the adopted Core Strategy and the emerging Local Plan, but is also at odds with the local aspirations for the future development of Witchford.</p> <ol style="list-style-type: none"> 2. The proposed development would result in adverse effects in terms of local education provision, as there is insufficient capacity to meet the needs of the additional population resulting from the development. The proposal would therefore be contrary to policy CS7 of the East Cambridgeshire Core Strategy 2009 and policy GROWTH 3 of the East Cambridgeshire Draft Local Plan pre-submission version (as modified). 	Penelope Mills, Senior Planning Officer
10.	P136	<p>14/01027/OUT</p> <p>New dwelling</p> <p>42 Lode Way, Haddenham</p>	<p>It was resolved:</p> <p>That planning application reference 14/01027/OUT be deferred to allow the Applicant to submit a full application with more detail for the Committee to consider.</p>	Jon Pavey-Smith, Planning Officer

11.	P137	<p>14/01060/FUL</p> <p>Proposed 2 No. Houses with accommodation in roof, Double Garages, Access, Parking and Associated Site Works</p> <p>Land to Rear of 1 and 3 Bancroft Lane, Soham</p>	<p>It was resolved:</p> <p>That planning application reference 14/01060/FUL be approved and that appropriate conditions be delegated to the Planning Manager in consultation with the Vice-Chairman of Planning Committee as the proposal:</p> <ul style="list-style-type: none"> • was not overbearing; • was not out of keeping with the character of the area; • within the development envelope, in a sustainable location. 	Lesley Westcott, Planning Officer
12.	P138	<p>14/01097/FUL</p> <p>Proposed 3 bed detached bungalow</p> <p>Land Between 31 and 33 Baker Drive, Burwell</p>	<p>It was resolved:</p> <p>That planning application reference 14/01097/FUL be approved and that appropriate conditions be delegated to the Planning Manager in consultation with the Chairman of Planning Committee as:</p> <ul style="list-style-type: none"> • The proposed dwelling would have sufficient private amenity space in accordance with the requirements as laid out in the Design Guide SPD; • Was sited within the development envelope. 	Richard West, Planning Officer
13.	P139	<p>Public Inquiry for Outline application for up to 128 residential dwellings with all matters reserved apart from means of access, Land North of Field End Witchford.</p> <p>Planning Application 14/00248/OUM</p>	REPORT WITHDRAWN	Sue Wheatley, Planning Manager

14.	P140	Review of Planning Appeal Decisions	<p>It was resolved:</p> <p>That the Planning Committee:</p> <ul style="list-style-type: none"> i. Notes the contents of the Report. ii. Agrees that a quarterly Summary of Appeals report be presented to Planning Committee for its information. 	Sue Wheatley, Planning Manager
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