



CAMBRIDGE CITY COUNCIL

South Area Committee (City Councillors representing Cherry Hinton, Queen Edith's, Trumpington Wards) 21 April 7.30pm – 9.10pm Minutes & Actions

Present: Councillors
Eric Barrett-Payton (Cherry Hinton)
Alan Baker, Richard Stebbings, Amanda Taylor (Queen Edith's)
Philippa Slatter (Trumpington)

Also Present: County Councillor Anne Kent (Trumpington)

Additional information for public: City Council officers can also be emailed firstname.lastname@cambridge.gov.uk
The Committee Manager for Area Committee South is gary.clift@cambridge.gov.uk

**Action by
(see
action
sheet
attached
also)**

Members of the City Council have individual email addresses which are listed on the City Council website:

www.cambridge.gov.uk/councillors/members.htm

Members of the County Council can be emailed:
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05/16 APOLOGIES FOR ABSENCE

Apologies were received from Councillors Russ McPherson Rob Dryden & County Councillor Carter (Cherry Hinton), County Councillor Heathcock (Queen Edith's) and Councillors Edrich Adigun-Harris and Churchill (Trumpington).

05/17 DECLARATIONS OF INTEREST

There were none.

05/18 MINUTES & MATTERS ARISING

05/10 Open Forum –

A - North Cottages. The Chair had met with the Council's

Chair –

Engineers.

B – Byron Square. Skateboarding provision across the city is to be reviewed. No progress on this particular request yet.

C – Nightingale Avenue. Chair referred to the draft minutes of the Community Development & Leisure Scrutiny Committee (24.3.05). She reported that the Executive Councillor for Community Development & Leisure was present at that meeting, who had confirmed that a skatepark had been deferred. The Ward Councillors collective view had been stated to the Executive Councillor at that meeting as follows:

ongoing
Chair-
ongoing

“1. Given the proximity of the Recreation Ground to houses on Nightingale Avenue and Fendon Road, and given the lack of a strong lobby in favour of a skateboarding facility, there was not a case for proceeding further with the skateboarding proposal.

2. The children’s play area should be refurbished and retained for use by children under the age of 11.

3. A multi-use games area should be provided but consideration should be given to the siting in relation to the tennis court. Consideration should be given to the provision of a second tennis court, a peripheral exercise path (for walkers and joggers) and some benches near the bowling area and the tennis court.

Councillor Slatter had discussed with the Council’s Access Officer the views expressed at the last Area Committee and that his advice on suitable surfaces would be sought at the appropriate time.”

05/11 Update from Executive Councillor for Environmental Services re High Street, Cherry Hinton.

Following consultation with ward councillors, a proposal is going to the next Environment Scrutiny Committee meeting in July to substantially refurbish the Cherry Hinton High Street public toilets. This will include the installation of modern facilities and toilet provision for disabled users.

See also under Open Forum (05/19)

05/13 Verge Parking – Progress was yet to be made on finding a street to pilot the by-law. Members noted that for any enforcement action to be taken, a vehicle needed to be moving onto/off the verge.

05/19 OPEN FORUM

A –Noticeboard in Trumpington used by City Council and residents but City Council takes notices down. Can this vandalism be stopped?

The Chair recalled an arrangement for residents to use 40% of this noticeboard. This had obviously changed, without explanation to residents. The Chair would put the residents in touch with the relevant officer. She was keen to develop community noticeboards wherever possible.

Cllr Slatter

B – Re developments. We have many young people in Cambridge unable to find a house to buy. Anything affordable is snapped up by buy-to-let landlords. How can we ensure that the houses being built on our precious green belt go to our own city residents?

The following answer was provided by the Council's Planning Policy Manager subsequent to the meeting:

"No development can take place on the edge of Cambridge until the new Local Plan is adopted in mid 2006. The new Local Plan policy 5/5 requires that 50% of such housing shall be affordable and that it should remain so over the long term. The Local Plan Inquiry (due to commence in July) will test this policy and it may change. Developers want to reduce the percentage of affordable housing to 40% or 30%. The City Council will argue its case for 50% at the Inquiry. But whatever changes are possible it is certain that much of the new housing to be built on the edge of the City will be affordable. The existing adopted 1996 Local Plan already requires a 30% affordable housing provision.

The following is an answer given to a question put in November 2004 regarding housing for young people and key workers, which is also relevant.

"The availability of housing that is affordable and accessible to those in housing need is a major and growing problem in Cambridge and the Cambridge Sub-region. The Cambridge Housing Needs Survey 2002 identified that there was a backlog of housing need of 297 households. In addition, there are a further 1,564 households per year falling into housing need. Additional evidence relating to the needs of key workers in the Cambridge Sub-Region Key Worker Housing Research Report 2003 shows a yearly key worker housing demand in Cambridge of 295 units of which 247 are related to Addenbrooke's Hospital.

Affordable housing is housing provided for people who cannot afford to rent or buy housing locally to meet their housing needs. It is provided with the benefit of a subsidy of some kind, which can encompass free or discounted land and/or grant aid towards construction costs. It must be provided for the long term to meet existing and future needs. Affordable housing can include all of the following tenures:

- **Social rented housing:** housing provided at below market rents at levels controlled by the Housing Corporation, normally by Registered Social Landlords (Housing Associations).

- **Intermediate housing:** housing for those who do not qualify for social rented housing, but whose incomes are such in relation to local housing costs that they are nonetheless not able to access market housing. This includes:
 - **Intermediate rented:** under our new Local Plan rents are not to exceed 30% of net median household incomes in Cambridge except where provided for specific groups of key workers, where they should not exceed 30% of the net median household income for the specific group;
 - **Low cost home ownership:** including shared ownership, equity share, and discounted market housing. Costs (mortgage and any rent) are not to exceed 30% of gross median household incomes in Cambridge except where provided for key workers, where they should not exceed 30% of the gross median household income for that specific group.

Affordable housing includes housing for key workers allocated on the basis of need. Key worker housing should be located within a 30 minute drive time of their place of employment. Key workers are normally involved in the care and comfort of the community and will normally be employed in the public sector. A register of key workers eligible for nomination to such housing will be kept by the City Council or by another body approved by the City Council. Key worker housing will be available to initial and successive occupiers unless there are no eligible nominees in which case units will be offered to others in housing need. The proportion of key worker housing on each site will be determined by the City Council based on evidence of need, location and land ownership, but will not normally be expected to exceed 30% of the affordable housing provision on each site. Housing for specific groups of workers other than those included in the above definition, and other than those deemed eligible by a body approved by the City Council to provide and manage the provision of key worker housing, can be included as affordable housing. This will be subject to evidence that their employers are facing recruitment and retention difficulties related to housing costs, and that the workers cannot afford to rent or buy suitable housing locally to meet their housing needs. In all cases the affordable housing provision over the long term will be secured by a legal agreement.

People in housing need will comprise people nominated by the City Council, from its Housing Needs Register, the priority homeless, those nominated by a Housing Association where the City Council does not have nomination rights, and those nominated from other registers of housing need as agreed by the City Council.

C – (i) Relevance of the Planning Obligation Strategy to Nightingale Avenue Recreation Ground proposals, lack of consultation before prioritising, relevance of the scheme to new residents. (ii) What action is to be taken following the petition submitted on 24 March (iii) Disabled access to the Recreation

Ground

A number of members of the public spoke following up the discussions at the Area Committee on 3 March and the Community Development & Leisure Committee on 24 March. The following points were made *with Councillors replies in italics*:

- There had been a lack of consultation with residents on the original list of s106 projects/schemes for the South Area Committee (reported January 2004). *The Chair said that any decisions on this site would come back to the Area Committee before being made.*
- Young people would want to continue playing football on grass and it is very well used.
- A kickabout area would infringe on the turf as would any new walkways – the right balance needs to be found. *The kickabout area needed to be sensibly located and would be a very small space. Losing valued facilities would be foolish, therefore the layout will be crucial, local people should be involved. It was noted that it is currently a well used open space.*
- Why are the Netherhall School facilities better used.
- The views of the 211 petitioners seem to have been ignored. *The Council's consultation made it clear that there was a lack of support for a skatepark. Mixed views had been received on the kickabout facility.*
- Ward Councillors had been sympathetic to disabled walkways but the view put to the Executive Councillor for Community Development & Leisure omitted this.

County Councillor Kent suggested that the ward councillors and local residents meet in another forum to have the opportunity to discuss further and fully their concerns and questions.

Queen
Edith's
Ward
Councillors

D - Is there likely to be any section 106 money from the development of Netherhall Lower School site? Can it be combined with development of skateboard facilities suggested for Cherry Hinton Hall?

The Chair stated that there would be an obligation on a developer to contribute to local facilities. The sooner officers can establish what sort of facilities are needed the better. Pooling s106 resources is an interesting idea and this would be drawn to the attention of the relevant officers and Executive Councillors.

Committee
Manager

E – Family shopping in Cambridge – it is very difficult to move between shopping areas in Cambridge by bus and in particular with children. There is no cafeteria on the Beehive site.

A circular bus route and cafeterias in shopping areas should be included in any development for the east of Cambridge.

Planning
Policy
team

05/20 CAMBRIDGE SOUTHERN FRINGE STUDY PROGRESS REPORT

The Head of Planning Policy & Projects presented the latest position regarding the Southern Fringe.

The most relevant piece of information since the last update to the Area Committee was that the County Council had chosen the proposed access road (southern alignment) known as route C. Detailed work is taking place on the route now and the City Council will want to carefully consider the design of the bridges which will be needed over the railway line.

Re. 4.8, a member of the public suggested that a Care Home be included in the 'wish list'

Omissions Sites

Discussion took place on the current City Council consultation (to 16th May) on Omission Sites (leaflets had been made available). These were applications by local landowners for development that was not identified in the deposit Local Plan. The sites would form part of the Inspector's deliberations at the Public Inquiry into the Local Plan due to commence on 5 July.

In response to a question on possible development of site 05 (near Babraham Road) the public noted that

- (i) the Council opposed development and would put that to the Inspector at the Inquiry;
- (ii) the Inspector could choose to include the site against the Council's objection and this would be binding. If this happened an outline planning application could be made in 2006;
- (iii) The Inspector's report on the Local Plan and Omission Sites will be expected in March 2006.

In response to a question from County Councillor Kent, the Head of Planning Policy and Projects stated that the Planning Policy team would be happy to explain to residents groups further and assist in how to complete the consultation forms.

05/21 UPDATE ON ENVIRONMENTAL IMPROVEMENT PROGRAMME

Paget Close – The Chair stated that the planting works could be part-funded from sponsorship.

Hills Road verges – Cllr Baker had requested consideration of this

item in response to a resident's concerns over the continued driving over of the verges. He was pleased to note that on-going discussions with the Highways Department were recommended.

Long Road Bins – As the budget was already committed, members agreed that one bin be provided by Streetscene and County Councillor Kent undertook to write to the Governors at Long Road Sixth Form College to ask them to provide a bin.

County
Councillor
Kent

Cherry Hinton (centre of the village) hanging baskets – members agreed not to pursue this because there were no funds in the budget. In response to questions about sponsorship funding, members noted that a similar approach in Mill Road, which was time consuming for officers had been unsuccessful.

Committee noted the official public opening of the Cherry Hinton High Street improvements was to be on 15 June 2-4pm.

Resolved -

- 1) (By 4 votes to 1) To put the planting associated with the Paget Close car park as a high priority, and seek to implement this work as soon as funds become available from the budget, preferably the planting season – autumn 2005/spring 2006.
- 2) To pursue possible solutions to the problem of traffic over-run on Hills Road junctions with the County Highways.
- 3) Not to pursue the replacement of a single lighting column along Augers Road.
- 4) To provide a bin on Long Road from Streetscene, with another being asked of from Long Road Sixth Form Collage.
- 5) Not to approve the principle of hanging baskets in Cherry Hinton village centre.

Helen
Hepburn,
01223
457134

The meeting ended at 9.10pm

Chair