

Planning Committee21 June 2006
9.30am – 11.00am

Present: Councillors Slatter (Chair), Blencowe, Dixon, Dryden, Durrant, Hipkin, Hymans, Reid and Stuart (Alt)

FOR THE INFORMATION OF THE COUNCIL**06/plan/ Apologies**

Councillor Baker.

06/plan/ Declarations of Interest

Code of Conduct personal interests were declared as follows:

Councillor	Application(s)	Interest
Hymans	3.1	Was an acquaintance of the applicant
Hymans	3.3	As a member of the Citizens Advice Centre which had an interest in the site

06/plan/ Planning Applications

The Planning applications were determined as shown in the appendix to these minutes.

CHAIR

Planning Committee
21 June 2006

Appendix

Full details of the decisions, conditions of permissions and reasons for refusal may be inspected in the Environment and Planning Department, including those which the committee delegated to the Head of Development Control to draw up.

These minutes and the appendix should be read in conjunction with the reports on applications to the committee, where the conditions to the approved applications or reasons for refusal are set out in full and with the Amendment Sheet issued at the meeting. Any amendments to the recommendations are shown in the appendix.

1

Application No	06/0242/FUL
Site	197 Huntingdon Road Cambridge CB3 0DL
Proposal	Demolition of existing house and erection of new block of nine flats and one house
Recommendation	Approve, subject to conditions and completion of S106 Agreement
Applicant	Prof. V Whittaker 197 Huntingdon Road Cambridge CB3 0DL
Public Speaker(s)	-
DECISION	APPROVED (by 9 votes to 0)

subject to the satisfactory completion of the S106 agreement by 30 June 2006 and to the conditions and informatives set out in the report subject to the following:

Additional condition 17. No development shall commence until details of facilities for the secured parking of visitors' bicycles for use in connection with the development hereby permitted shall be submitted to and approved by the local planning authority in writing. The approved facilities shall be provided in accordance with the approved details before use of the development commences.

Reason: To ensure appropriate provision for the secure storage of visitors bicycles. (Cambridge Local Plan 1996 policy TR18)

Additional condition regarding the renewable energy sources approved for the scheme to be drawn up by the Head of Development Services.

Refusal of application Unless prior agreement has been obtained from the Head of Development Services, and the Chair and Spokesperson of this Committee to extend the period for completion of the Planning Obligation required in connection with this development, if the Obligation has not been completed by 30 June 2006, the application is **refused** for the reason set out in the report.

2

Application No	06/0351/FUL
Site	Medical Centre, 146 – 148 York Street, Cambridge CB1 2PY
Proposal	Change of use from Public Open Space (as proposed) to car parking (extension to existing car park serving York Street Medical Practice
Recommendation	Approve, subject to conditions and completion of S106 agreement
Applicant	Lewis Gibson Ltd. St Columba's United Reform Church, Downing Street, Cambridge CB2 3DS
Public Speaker(s)	-
DECISION	APPROVED (by 9 votes to 0)

subject to the satisfactory completion of the S106 agreement by 30 July 2006 and to the conditions and informatives set out in the report, subject to:

Replacement of existing conditions 2 and 3 by the following:

2.The layout of the proposed parking spaces within the site should be submitted for approval to enable cars to be parked and for vehicles to turn so that they may enter and leave the site in forward gear. The parking and turning spaces provided shall thereafter be retained and shall not be used for any purpose other than the parking or turning of vehicles, unless and until adequate, alternative parking and turning space is provided to the satisfaction of the Local Planning Authority which is also to be given in writing.

Reason: To avoid obstruction of the surrounding streets and in the interests of highway safety and convenience. (Cambridge Local Plan 1996 policy TR27)

3.Details of the proposed retaining wall [including design and materials] abutting the open space and the hard/soft landscaping of the site should be submitted for approval in writing by the Local Planning Authority. Thereafter the development shall be carried out in accordance with the approved details.

Reason: To ensure that the details of development are acceptable. (Cambridgeshire and Peterborough Structure Plan 2003 policy P1/3 and Cambridge Local Plan 1996 policies BE2, BE4 and BE32).

Additional Informative: The applicant is advised that in seeking to fulfil the requirements of condition 3 of the permission hereby granted, it is the expectation of the City Council, both for security reasons and for visual reasons associated with the need for what is proposed to reflect the character of boundary treatment in the adjacent new residential development, that the wall should not be a solid brick wall, but a wall with railings.

Refusal of application Unless prior agreement has been obtained from the Head of Development Services, and the Chair and Spokesperson of this Committee to extend the period for completion of the Planning Obligation required in connection with this development, if the Obligation has not been completed by 30 July 2006, the application is **refused** for the reason set out in the report.

3

Application No	06/0373/REM
Site	Land At 146/150, 180 and 190 Newmarket Road Cambridge
Proposal	Phase one reserved matters application pursuant to outline permission C/02/0739/OP for office (class B1) development
Recommendation	Approve
Applicant	Chartfront Ltd., York House Dukes Court, 54-62 Newmarket Road, Cambridge CB5 8DZ
Public Speaker(s)	-
DECISION	DEFERRED (by 5 votes to 4)

on the grounds that there was a need for consideration to be given to the phasing of the development and the provision of the bus lane.