

**Bassingbourn-cum-Kneesworth Parish Council  
PLANNING MEETING  
Minutes of Meeting held on Tuesday 5<sup>th</sup> January 2010  
at The Chapel Room, South End- 7.30pm.**

PRESENT: Mrs Pidgeon (Chairman), Mrs Falcini, Mr Robinson, Mr Hallett, Mr Crow, Mr White,  
Mr Bunton  
District Cllr Cathcart  
Members of Public: 1

**01. APOLOGIES FOR ABSENCE**

Mr Pidgeon, Mr Clarke, Mr Webb, District Cllr McCraith, County Cllr Mrs Oliver.

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mrs Pidgeon declared an interest under item 06 Kneesworth House planning application.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 1<sup>st</sup> December 2009, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Mr Cathcart advised that he continued to remind Mr Sexton about a site meeting. He had promised to contact the Clerk to arrange this.

**05.OPEN FORUM**

There were no matters raised.

**06. PLANNING APPLICATIONS**

Partnerships in Care Ltd –Kneesworth House-Extension to offices  
(S/1686/09/F)

*-No  
objection*

Mr J Head -7 Nightingale Close –Extension (S/1821/09/F)

*-No  
objection*

Mr H Khan -51 Old North Road –Retrospective installation of internal and external air conditioning units and screen fencing (S/1519/09/LB)

*-Objection*

Councillors felt the air conditioning units were inappropriate for a listed building.

A discussion took place on the previous planning application conditions, one of which was the display of the Red Lion sign, which had not been adhered to. It was agreed that a letter should be sent by the Planning committee Chairman, to the restaurant asking for this. Clerk to draft the letter.

*-Clerk*

Mr Rees -33 South End –Tree Work

*-No  
objection*

**07. OTHER**

THE CEDARS –Mr Cathcart advised that the owner of the site had asked for discussions with the planners. Mr Crow stated that he had heard the house was to be demolished as it had become unstable. Mr Bunton confirmed that there had been a fire and added that it was the owners duty of care to make sure the property was secure. He had managed to speak to the planning enforcement officer who agreed to look into this. He would contact her again if nothing was heard. After discussion Councillors agreed that the Clerk should write to the District Council about the lack of security at the property.

*-Clerk*

The meeting closed at 8.05pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 26<sup>th</sup> January 2010**  
**at The Chapel Room, South End- 7.30pm.**

PRESENT: Mr Hallett (Chairman), Mrs Falcini, Mr Crow, Mr Bunton, Mr Dickerson, Mr Geraghty  
 County Cllr Mrs Oliver, District Cllr Cathcart, District Cllr McCraith  
 Members of Public: 4

**CO-OPTION OF COUNCILLORS**

Mr Crow, Vice -Parish Council Chairman, opened the meeting and advised there had been two applications for co-option onto the Parish Council. These were for Mr Sappol and Ms Mead-Blandford. It was proposed by Mr Hallett, seconded by Mr Bunton that they be co-opted. All Councillors were in favour.

Clerk to advise the applicants and invite them to the next meeting on the 2<sup>nd</sup> February 2010. *-Clerk*

**In the absence of Mrs Pidgeon, Mr Hallett chaired the meeting.**

**01. APOLOGIES FOR ABSENCE**

Mrs Pidgeon, Mr Pidgeon, Mr Clarke, Mr Webb, Mr Robinson, Mr Sagers, Mr White

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mrs Falcini declared an interested under Item 06. Planning Application The Cedars.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 5<sup>th</sup> January 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Mr Cathcart advised that he continued to remind Mr Sexton about a site meeting, and he promised to contact the Clerk.

THE CEDARS –Mr Bunton reported that he had spoken to the Village College about their boundary with the site. The District Council had also confirmed that they would write to Braxted Homes and ask them to make the site secure. If this was not done, they would arrange for the work and then invoice Braxted Homes.

**05.OPEN FORUM**

A resident of Old North Road advised that he had instigated a local government ombudsman case against the District Council relating to the Yuva (51 Old North Road) planning decision in December 2008. The conclusion had been delayed. The current applications related to representations made at that time.

**06. PLANNING APPLICATIONS**

Mrs Carol Long -5 High Street –Extension (to extend time limit) (S/1845/09/F)

*-No  
objection*

Yuva -51 Old North Road –Resite and install filters and exhaust duct to kitchen extract system (S/1918/09/LB)

*-Refusal*

Will spoil the external appearance to listed building. No evidence provided in the application to guarantee the odour would reduce.

Yuva -51 Old North Road –Change of use to a mixed use of restaurant and take away (S/1916/09/F)

*-Refusal*

Inadequate car parking on site. Councillors recommend that until the noise and odour issue is resolved, permission must not be granted.

Braxted Homes –The Cedars & Orchard -26 South End -Retention and refurbishment of existing dwelling, conversion of outbuildings to garage & annexe/refuse store and erection of 15 dwellings, garages, access and landscaping following demolition of various outbuildings (S/1927/09/F)

*-Refusal*

Density of housing and increased traffic inappropriate for development in a conservation area.

Braxted Homes –The Cedars & Orchard -26 South End –Total demolition of outbuildings  
(S/1928/09/CAC)

*-Refusal*

As this application would be reliant on application S/1927/09/F being successful, recommendation for refusal was agreed.

**07. OTHER**

CONSULTATION –The Chairman advised that there was currently a consultation in progress relating to improvements in the planning process. The Department of Communities and Local Government is proposing to implement recommendations from the Killian-Pretty report – improving engagement with statutory and non- statutory consultees, encouraging planning officers to simplify planning determinations by using standard phrases and improving planning enforcement. He urged Councillors to look at the Department of Communities and Government website.

The meeting closed at 8.15pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 2<sup>nd</sup> February 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mrs Pidgeon, Mrs Falcini, Mr Crow, Mr Bunton, Mr Pidgeon, Mr Clarke, Mr Hallett, Ms Mead-Blandford, Mr Robinson, Mr White  
 County Cllr Mrs Oliver, District Cllr Cathcart, District Cllr McCraith  
 Members of Public: 5

**Ms Mead-Blandford signed the Declaration of Acceptance of Office and Register of Interests.**

**01. APOLOGIES FOR ABSENCE**

Mr Webb, Mr Dickerson

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no declarations made.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 26<sup>th</sup> January 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Ongoing.

THE CEDARS –An e-mail had been received from James Fisher, the District Council Section 106 Officer, advising of his response to the planning application discussed at the last planning meeting. He asked the planners if the Parish Council had been asked whether they would like to adopt the public open space. This issue could be addressed during the drafting of the Section 106 Agreement and Mr Fisher wanted to agree principles at an early stage.

Councillors held a brief discussion over whether they would want to the Parish Council to take over the open space on this development, if planning consent was approved. The estimate for the community facilities sum of £7,913.08 was also discussed. It was then agreed that Mr Fisher be advised that the Parish Council maintained the recommendation that the planning application should be refused but would want to be involved in negotiations with the Section 106 Agreement if the application was approved. Mr Cathcart and Mr McCraith had asked for the planning application to be determined by the planning committee if recommendation for approval by officers was made. If there was a recommendation for refusal the application would be better dealt with under delegated powers. The outcome should be known around the first week in March.

**05. OPEN FORUM**

There were no points raised.

**06. PLANNING APPLICATIONS**

There were no applications for consideration.

**RESULTS OF PLANNING APPLICATIONS**

Mr Cann (S/1094/09/F)	27 Walnut Tree Close	Conservatory	Permission Granted
Mr Dow (S/1167/09/F)	33 Mill Lane	Solar Panels	Permission Granted
Bassingbourn Surgery, (S/1365/09/F)	35 Spring Lane	Extensions	Permission Granted
Mr A Infanti (S/1577/09/F)	Turnpike Nurseries	Change of use to holiday unit	Permission Granted
Kneesworth House Hospital (S/1686/09/F)		Extension to offices	Permission Granted

The Clerk advised that a representative from Kneesworth House, Mr Bidwell, had asked to attend the next planning meeting to talk about the planning applications. It was agreed he be invited to the meeting on the 2<sup>nd</sup> March 2010. Clerk to let Mr Bidwell know. *-Clerk*

**07. OTHER**

RED CROSS HUT –A copy of a letter, from the District Council, sent to the Elbourn Housing Trust Trustees had been received. It stated that the Red Cross Hut had been granted permission as a temporary building in 1987 for three years with a requirement to remove it in 1990. Conservation Area Consent was not required for the demolition or removal of the building at the present time.

The meeting closed at 7.55pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council  
PLANNING COMMITTEE MEETING  
Minutes of Meeting held on Wednesday 17<sup>th</sup> February 2010  
at The Chapel Room, South End- 7.20pm.**

PRESENT: Mrs Pidgeon (Chairman), Mr White, Mr Crow, Mrs Falcini, Mr Dickerson, Mr Clarke,  
Mr Bunton, Mr Hallett, Mr Sapsford

MEMBERS OF THE PUBLIC: 1

**Mr Mark Sapsford signed the Declaration of Acceptance of Office and joined the meeting.**

**1.APOLOGIES FOR ABSENCE**

Mr Pidgeon

**2. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no interests declared.

**3.PLANNING APPLICATIONS**

Mr S Crook -73 Spring Lane –Extensions and Alterations  
(S/0102/10/F)

*-No  
Objection*

Mr G Goater -1 The Tanyard –Extension  
(S/0102/10/F)

*-No  
Objection*

**4. OTHER**

15 HIGH STREET –Mr Hallett drew Councillors attention to a future application for 15 High Street. The plans were on the District Council website and suggested Councillors look before discussion at the next planning meeting.

BRAXTED HOMES –A communication had been received asking for a meeting with the Parish Council to discuss the planning application on South End. This had been circulated to Councillors by e-mail. It was agreed that there would be no point having a meeting until the outcome of the planning application was known from the District Council. The Clerk was asked to reply stating that the offer would have been better before the plans were submitted. *-Clerk*

The meeting closed at 7.30pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 2<sup>nd</sup> March 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mrs Pidgeon (Chair), Mrs Falcini, Mr Crow, Mr Bunton, Mr Pidgeon, Mr Clarke, Mr Hallett, Mr Webb, Mr Robinson, Mr White, Mr Dickerson, Mr Sappol  
 District Cllr Cathcart, District Cllr McCraith  
 Members of Public:

**01. APOLOGIES FOR ABSENCE**

County Cllr Mrs Oliver

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mrs Pidgeon declared an interest under Item 05 and Item 07 Kneesworth House.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 2<sup>nd</sup> February and Wednesday 17<sup>th</sup> February 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Ongoing.

THE CEDARS –Mr Cathcart stated that there were still some fundamental concerns relating to the application with the planning department. As far as he was aware, the applicants had been approached about these. The earliest the application would now be considered was April 2010.  
 RED CROSS HUT –Mr Penny, Elbourn Memorial Trust, had advised that demolition of the hut was due to start on the 15<sup>th</sup> March 2010.

**05. KNEESWORTH HOUSE HOSPITAL (Mr David Bidwell)**

The meeting was closed between 7.35pm and 7.50pm while Mr Bidwell and Mr Lister updated Councillors about developments at Kneesworth House Hospital. The application considered later in the meeting was explained. Councillors were also told that a further application would be made for a 5.2 metre fence.

**06. OPEN FORUM**

There were no points raised.

**07. PLANNING APPLICATIONS**

Mr R Gale -39 Elbourn Way –Tree Work

More information on ownership of the tree required

Mr D Tamburello –Marden Nursery –Erection of horticultural shed following demolition of existing (S/0155/10/F) *-No objection*

Mr P Webb -15 High Street –Extension following demolition of existing barn (S/0179/10/F)

Concerns over inadequate car parking *-Objection*

Kneesworth House Hospital –Variation of condition of planning consent S/0954/09/F consideration of revised details as minor material amendment to approved drawings (S/0198/10/F) *-No objection*

**RESULTS OF PLANNING APPLICATIONS**

Mrs C Long 5 High Street Extension to time limit (appS/2392/04) Permission Granted (S/1845/09/F)

**AMENDED PLANNING APPLICATION FOR INFORMATION ONLY**

Mr G Goater -1 The Tanyard –Changes to fenestration (S/0152/10/F)

**08. LAND TO REAR OF 57 HIGH STREET**

Jenny Clark, the District Council Lands Officer, had asked for the Parish Council's views on a request from the owner of 57 High Street to purchase an area of council land to the rear of his

property, to be incorporated as part of the garden. Concerns were raised that there might be a public footpath over the land in question. It was agreed further details be circulated before a decision was made. Clerk to arrange. *-Clerk*

**09. OTHER**

**CLEAR FARM –Erection of 5 Dwellings and Carport Block (Application S/2071/05/F)**

A letter had been received from the District Council planners advising that this application remained undetermined as it had not been possible to find a registered affordable homes provider interested in the two proposed affordable dwellings. The Council’s Enabling Manager had now accepted that this was an instance where it had been demonstrated that a financial contribution to off-site provision of affordable housing was appropriate. The payment would be secured through a Section 106 agreement.

The Clerk had the details from the original application on which there had been no objection made. After discussion Councillors agreed that there was no objection to the decision for a financial contribution but the Section 106 agreement should ensure the money was directed at the village. Clerk to advise the planners. *-Clerk*

**YUVA PLANNING APPLICATION –It was advised this application would be considered at the planning meeting on the 3<sup>rd</sup> March 2010.**

The meeting closed at 8.25pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 23<sup>rd</sup> March 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mrs Pidgeon (Chairman), Mrs Falcini, Mr Crow, Mr Bunton, Mr Clarke, Mr Hallett, Ms Mead-Blandford, Mr Robinson, Mr White, Mr Sappol, Mr Dickerson, Mr Webb  
 County Cllr Mrs Oliver, District Cllr McCraith  
 Members of Public: 2

**01. APOLOGIES FOR ABSENCE**

Mr Geraghty, Mr Pidgeon, District Cllr Cathcart

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mrs Falcini declared an interest under Item 06 Planning Applications.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 2<sup>nd</sup> March 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Ongoing. It was stated in the local press that a haulage company were now moving to the site with 17 trailers. Mr Robinson did not feel that enough pressure was being put on Mr Sexton to meet or to take action. The Clerk confirmed that he had met Councillors on the site a couple of times before to discuss concerns.

**05.OPEN FORUM**

There were no points raised.

**06. PLANNING APPLICATIONS**

Mr G Falcini -54 South End –Tree Work

Mrs Falcini left the room.

Mr R Gale -39 Elbourn Way –Tree Work

The Clerk advised that she had queried this application with the District Council Tree Officer following the last meeting. Mr Gale did have the right to have work carried out on any limbs that hang over his property, providing this was agreed with the Tree Officer.

*-No  
objection*

*-No  
objection*

**RESULTS OF PLANNING APPLICATIONS**

No results had been received.

**AMENDED PLANNING APPLICATION FOR INFORMATION ONLY**

Mr G Goater -1 The Tanyard –Extension (S/0152/09/F)

Increase in width from 3.6m to 3.75m.

**07. OTHER**

CLEAR FARM –The Clerk had received a reply to the query about the Section 106 contribution. Mr Sexton had advised that where possible the financial contribution secured through the Section 106 agreement would be used to provide affordable housing in locations as close to the site as possible, either elsewhere in the village or in nearby villages. However as the monies time would be limited, the District Council might need to spend elsewhere in South Cambridgeshire if no local scheme was sufficiently advanced.

Councillors expressed their concern over this feeling the money should be ring fenced for the village. They agreed they would work with the District Councillors to make sure the money was kept.

YUVA –It was reported that the planning applications had been passed by the District Council even though there had been representations made against approval by the District Councillors.

THE CAUSEWAY –There had been concerns raised in the village over a bungalow (number 155) The Causeway. The property had recently been sold and the site had now been completely cleared, except for the bungalow. A security fence had been erected around the site and there was a sign advertising homes

for sale. It was confirmed that there were no outstanding planning permissions for this address. Mr Cathcart had advised that the property owners had made a verbal approach to the District Council.  
HIGHFIELD FARM –Mr Clarke expressed concern over the works being carried out on the site. He could not remember discussions on planning applications. Other Councillors could remember some discussions in the past. The Clerk to find out when the planning applications for Highfields Farm were granted and what they were for. **-Clerk**

The meeting closed at 8.00pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 6<sup>th</sup> April 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Crow (Chairman), Mrs Falcini, Mr Bunton, Mr Clarke, Mr Hallett, Mr Robinson, Mr White, Mr Sappol, Mr Dickerson, Mr Webb, Mr Geraghty  
 District Cllr McCraith, District Cllr Cathcart  
 Members of Public: 3

**In the absence of Mrs Pidgeon, the meeting was chaired by Mr Crow.**

**01. APOLOGIES FOR ABSENCE**

Mrs Pidgeon, Mr Pidgeon, County Cllr Mrs Oliver

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no interests declared.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 23<sup>rd</sup> March 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION – Mr Cathcart advised that he had spoken to Paul Sexton again and he had agreed to meet Parish Councillors later in the month. The Chairman reiterated concern over the activity on the site and had heard that there was a lack of parking spaces. Mr Cathcart agreed to get a firm meeting date from Mr Sexton and would also suggest that the Enforcement Officer should attend. **-Mr Cathcart**

CLEAR FARM –Mr McCraith advised that the Section 106 money, discussed at the last meeting, could not be used towards the extension to the Pavilion. He added that there were a strict set of rules. There might be a possibility that it could be used on the Rouses project.

BUNGALOW ON THE CAUSEWAY –Mr Cathcart reported that the District Council were waiting for a planning application for the site which was within the village framework. He had seen a sketch. The Chairman expressed concern over the removal of the front hedge. Mr Cathcart advised that not all hedges were protected and did not believe this particular hedge was. Mrs Falcini suggested that a comment regarding reinstatement could be made when the planning application was considered.

HIGHFIELD FARM –As requested at the last meeting, the Clerk would look and update Councillors on approved planning applications for the site. **-Clerk**

**05.OPEN FORUM**

There were no points raised.

**06. PLANNING APPLICATIONS**

The Chairman advised the meeting that the Parish Council copy of the plans was not available as the Clerk had left it in her office, for which she apologised. Mr Catherall, the applicant, was at the meeting with his plans and offered to let Councillors use them, which the Chairman accepted. Some Parish Councillors had already viewed the plans on the District Council website and agreed they were the same.

Mr P Catherall -35 High Street –Double garage attached by wall, revised design from approved ‘cart shed’ (regularisation of unauthorised work) (S/1580/09/LB)

**-No objection**

**RESULTS OF PLANNING APPLICATIONS**

No results had been received.

**07. OTHER**

There were no other points raised.

The meeting closed at 7.55pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 4<sup>th</sup> May 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mrs Pidgeon (Chairman), Mrs Falcini, Mr Bunton, Mr Clarke, Mr Hallett, Mr White, Mr Dickerson, Mr Pidgeon  
 County Cllr Mrs Oliver, District Cllr McCraith, District Cllr Cathcart  
 Members of Public: 3

**01. APOLOGIES FOR ABSENCE**

Mr Sappol, Mr Robinson, Mr Geraghty

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mrs Pidgeon declared an interest in the Partnerships in Care planning application and all Councillors in the Parish Council application. Both discussed under Item 06.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 6<sup>th</sup> April 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Mr Cathcart advised that Paul Sexton, the planning officer, was contacting people regarding a site meeting within the next couple of weeks. He wanted to involve the site owner, Mr Clayton. Mr White expressed concern over the considerable increase in the amount of heavy goods vehicles in Kneesworth and he was pretty sure they were from the Wireless Station site. Mr Clarke also expressed concern over press reports relating to JK Environmental wanting to move their 16 tankers there. Mr Cathcart agreed to mention these concerns to Mr Sexton. *-Mr Cathcart*

HIGHFIELD FARM –As requested the Clerk had looked up planning consents for the farm over the last five years. In 2008 planning permission was given for alterations to the building including a replacement roof, wall cladding, sectional overhead doors and brickwork. In 2006 change of use of farm buildings to B1 and B8, with a new access road, was approved.

**05. OPEN FORUM**

There were no points raised.

**06. PLANNING APPLICATIONS**

NDR Contracting Ltd -155 The Causeway –Demolition of existing bungalow and erection of 9 dwellings (S/0457/10/F) *-No objection*

**The Clerk was asked to express concern over the pressure on the existing infrastructure and suggest that with the additional traffic generated by the site, on a 40mph road, the speed limit could be brought down to 30mph**

Partnerships in Care –Kneesworth House –Erection of 5.2m fence with associated 1.3m high eaves mesh to elevations facing and around 5 secure gardens (S/0443/10/F) *-No objection*

Bassingbourn Parish Council –land to N/E of Clear Farm, South End –Change of use of land to recreational land for the provision of junior football pitch, fencing & area for earth cycle ramps (S/0439/10/F) *-No objection*

Mrs J Churcher -37 Spring Lane –Tree Work  
 Work not to be carried out until the Autumn *-No objection*

Mr R Gale –Land to rear of 73-91 High Street –Tree Work  
 Work not to be carried out until Autumn *-No objection*

**RESULTS OF PLANNING APPLICATIONS**

Mr S Crook	73 Spring Lane	Extension & Alterations	Permission Granted
(S/0102/10/F)			
Mr G Goater	1 The Tanyard	Extension	Permission Granted
(S/0152/10/F)			
Mr P Webb	15 High Street	Extension following barn demolition	Permission Granted

(S/0179/10/F)

Mr D Tamburello Marden Nursery

Erection of horticultural shed

Permission Granted

(S/0155/10/F)

**07. THE CAUSEWAY DEVELOPMENT –REQUEST FOR A SUGGESTION OF STREET NAME**

It was advised that there had been an e-mail sent to the website expressing concern over the tenants for the properties. The e-mail stated that a District Council officer had indicated that anyone could be housed there and the District Council had no say. Following this Mr Cathcart had made investigations with the District Council. The officer who made the statement was an enforcement officer who had visited the site to discuss the boundary, not a housing officer. Mr Cathcart reminded Councillors that in the Section 106 Agreement it stated that the properties were for local people or people with a local connection. The District Council had 100% nomination rights for the first time lettings. He added that the Housing Association would also be bound by the agreement that the houses were for local people.

Mr Hallett stated that the complainant needed a response and asked that the District Councillors obtain a statement from the Housing Department which could be placed on the website, which they agreed to do.

A discussion then followed on how people would be made aware of the houses as there could be some who had left the village and would not know. Mr Cathcart advised that with the Choice Based Lettings scheme it was the responsibility of the potential tenant to bid, and there was a short time period in which to do so. It was suggested that the properties be advertised in the village and district magazines and by word of mouth.

Councillors were asked to think about suggestions for the street name for discussion at the planning meeting on the 18<sup>th</sup> May 2010.

**08. OTHER**

There were no other points raised.

The meeting closed at 7.55pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 18<sup>th</sup> May 2010**  
**at The Chapel, South End- 8.50pm.**

PRESENT: Mrs Pidgeon, Mr Bunton, Mr Clarke, Mr Hallett, Mr Dickerson, Mr Pidgeon, Mr Geraghty, Mr Sappol, Mr Webb  
 Members of Public: 1

**01. ELECTION OF CHAIRMAN**

Mr Hallett, the Parish Council Chairman, opened the meeting and asked for nominations for Chairman. Mr Geraghty proposed Mr Bunton which was seconded by Mr Pidgeon. There were no other nominations. Mr Bunton accepted the position of Chairman. Thanks were made to Mrs Pidgeon who had chaired the planning committee for the past two years.

**02. APOLOGIES FOR ABSENCE**

Mr Sagers, County Cllr Oliver, District Cllr Cathcart.

**03. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no declarations made.

**04. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 4<sup>th</sup> May 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**05. MATTERS ARISING**

WIRELESS STATION –The Clerk advised that she had spoken to Mr Sexton about the site meeting and he had confirmed that he was trying to get a date from all parties.

**06. OPEN FORUM**

There were no points raised.

**07. PLANNING APPLICATIONS**

Defence Estates –Control Tower, Bassingbourn Barracks –Replacement of existing metal windows with new steel windows (S/0391/10/F &S/0392/10/LB)	<i>-No objection</i>
Mr & Mrs Gale -39 Elbourn Way –Conversion of garage into habitable room (S/0536/10/F)	<i>-No objection</i>

**RESULTS OF PLANNING APPLICATIONS**

Mr P Catherall 35 High Street (S/1580/09/LB)	Double Garage attached by wall	Permission Granted
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**08. THE CAUSEWAY DEVELOPMENT –REQUEST FOR A SUGGESTION OF STREET NAME**

This item had been carried forward from the last planning meeting. Suggestions put forward by Councillors were Windmill View, Fortress Way, Memphis Close, Coprolite Close and Warrior Way. Mr Clarke suggested a name to include ‘Stacey’ which was an old village name. A vote took place on the suggestions with five votes for Fortress Way, two for ‘Stacey’ and one for Coprolite Close. It was agreed that the Clerk advise the District Council and Circle Anglia Housing Association that the Parish Council recommendation for a street name was Fortress Way. *-Clerk*

**09. OTHER**

There were no other points raised.

The meeting closed at 9.10pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 1<sup>st</sup> June 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Clarke, Mr Hallett, Mr Saggars, Mr Pidgeon, Mr Geraghty, Mr Sappol, Mr Webb, Mr Goater, Mr Robinson, Mrs Mead-Blandford  
 County Cllr Mrs Oliver, District Cllr Cathcart  
 Members of Public: 5

**01. APOLOGIES FOR ABSENCE**

Mr Dickerson, District Cllr McCraith

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

The Chairman and Mrs Mead-Blandford declared an interest under Item 07 Planning Application S/0659/10/F.

**03. THE CAUSEWAY AFFORDABLE HOUSING ALLOCATION –Charles Clay, South Cambridgeshire District Council**

Mr Clay advised that the first step was for interested parties to be registered on the District Council housing list. This was important as applicants would not be considered without being registered. Sometime in the near future the properties would be advertised, by the Housing Association in the fortnightly housing magazine, showing the location. They would only be advertised once and applicants would have to bid for them, and the bids would then be put in priority order. Mr Clay reiterated that applicants must be registered on the District Council housing register as this is the source the Housing Association would use. There were four bands A-D with A being the most important and D a low housing need. Mr Clay advised that in this case the housing was for people with a village connection which was a current resident, a previous resident, working within the village or has close family members living in the village. In the absence of a connection a widening net would be considered. No matter how urgent the need was, if the applicant did not have a local connection they would not be considered on the first tranche. Mr Saggars asked how many families were on the Bassingbourn housing list. Mr Clay advised that there were 44 families with a connection, more than enough for the 20 properties. On questioning by Mr Cathcart Mr Clay confirmed that the District Council would work very closely with the Housing Association to make sure the Section 106 Agreement was adhered to. Mrs Mead-Blandford asked if there was a surgery in Bassingbourn to help people with paperwork for a bid. Mr Clay was not sure and agreed to find out. Mr Robinson asked if applicants could 'pretend' to have the connection. Mr Clay confirmed that proof was needed but added that there was a limit to how many checks could be carried out. A discussion then took place on rents for the properties. It was stated that when the rents were compared to council property rent a while ago they were around 30% higher. Mr Clay stated that the Housing Association was restricted to how much they could charge. At the present time the charge was not known but Mr Clay agreed to try and find out and added that the rents would be advertised at the same time as the properties. Councillors agreed high rents may be a problem for some eligible applicants. Mr Hallett advised that there would be a village newsletter article on this in the June edition of the Village Voice. The Chairman thanked Mr Clay for attending the meeting.

**04. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 18<sup>th</sup> May 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**05. MATTERS ARISING**

WIRELESS STATION –The Clerk reported that she had spoken to Mr Sexton, the District Council Planning Officer, who was to meet with the site owner. Following that meeting he would be in touch to arrange a meeting with the Parish Council.

**05. OPEN FORUM**

BROOK ROAD –Concerns were raised over the possibility of a second roadway to the OnSet site. The Chairman advised that he had spoken to the owner who confirmed that the second roadway was part of the planning consent. Mr Hallett advised that it did appear to be a condition that he improved the road and

suggested the planning consent be checked for the conditions. He added that the fence recently erected looked as if it had been put on the highway instead of the fence line. He had alerted County Council Highways about this.

**WIRELESS STATION** –It was stated that there were a lot of lorries on the site and parking was believed to be a problem. Councillors were urged to pursue this as the problem needed to be addressed.

**SPRING LANE** –Mrs Mead Blandford advised that she had been approached by a parishioner concerned over a house on Spring Lane, close to the Doctors Surgery, in which the owners appeared to have fenced part of the stream within the boundary. Mr Robinson confirmed that he was aware the stream was part of the garden.

## **07. PLANNING APPLICATIONS**

Mrs L Compton –Land to the south of 43 Elm Tree Drive –Change of use of land from agricultural to garden (S/0659/10/F) *-No objection*

Mrs Morris -14 Willmott Road –Conservatory (S/0659/10/F) *-No objection*

## **08. THE CAUSEWAY DEVELOPMENT –REQUEST FOR A SUGGESTION OF STREET NAME**

Mr Cathcart had expressed concern over the suggestion made of ‘Fortress Way’. He felt it was harsh sounding and could cause alienation and separation for the village. He had carried out a survey of some residents, most of them were also opposed. Other suggestions made were Pat Thorn Drive, Stacey Close, Windmill View, Allotment Close and Warboys Close. Mr Hallett advised that as a point of order another name could be suggested. The Chairman stated that more time should have been allowed so that the whole village could have been consulted. Mr Sagers then proposed Windmill View, seconded by Mr Webb. Mr Clarke proposed Pat Thorn Drive, seconded by Mr Geraghty. It was agreed that both of these suggestions be forwarded for consideration. *-Clerk*

## **09. REVIEW OF COMMITTEE TERMS OF REFERENCE**

Details had been copied to Councillors. It was agreed that there were no amendments to be made.

## **10. OTHER**

**THE CEDARS** –Mr Cathcart advised that the District Council had received a revised planning application which was currently going through the system. He did not believe that there was a lot of difference from the last one.

**PROPOSED CHANGES IN PLANNING SYSTEM** –Mr Cathcart stated that the proposed system was based on self assessment and relied on the applicant to make sure the plans complied with legislation. He added that the same system was brought to his attention at a Council meeting some years ago.

The meeting closed at 8.20pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council  
PLANNING COMMITTEE MEETING  
Minutes of Meeting held on Wednesday 26<sup>th</sup> June 2010  
at The Chapel Room, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Dickerson, Mr Hallett, Mr Saggars, Mr Robinson  
District Cllr Cathcart

MEMBERS OF THE PUBLIC: 5

**1.APOLOGIES FOR ABSENCE**

Mr Pidgeon, Mrs Pidgeon, Mr Sappol, Mr Clarke

**2. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no interests declared.

**3. OPEN FORUM**

The meeting was closed between 7.55pm and 8.10pm for public discussion.

Councillors were advised of the view made by South End residents that the alterations were nothing more than tinkering. The basic problem was the density. Councillors were then advised that the Government had now declassified gardens and they were no longer brownfield sites. At the time of the resubmitted application in December 2009, the developer submitted that the development fell within an exception ( Development may exceptionally consist of up to about 15 dwellings where this would make the best use of a single brownfield site). The site in question was now not a brownfield site and therefore the exception did not apply and the application did not accord with the Local Development Plan. The proposed development was not substantially different from that turned down on appeal by the Planning Inspectorate who decided that the proposal 'would fail to preserve or enhance the character or appearance of Bassingbourn Conservation Area'.

Concerns were also expressed over the lack of car parking especially for the five bedroomed house. There was also a problem with the infrastructure. A discussion took place on a previous application for bungalows on the site. South End residents and Councillors acknowledged that the area would be developed in some way.

**3.AMENDED PLANNING APPLICATION**

Braxted Homes –The Cedars & The Orchard, 26 South End –Revised layout and details of scheme (S/1927/09/F)

**The proposed development was not substantially different to the application turned down on appeal by the Planning Inspectorate who decided that the proposal 'would fail to preserve or enhance the character or appearance of Bassingbourn Conservation Area'.**

*-Refused*

**The Government had amended the definition of 'brownfield land' in Planning Policy Statement 3 which now excluded land in built-up areas such as private residential gardens, parks, recreation grounds and allotments, which, although it may feature paths, pavilions and other buildings, had not been previously developed. The site in question was now not a 'brownfield site' and therefore the exception under the South Cambridgeshire Core Strategy Development Plan Document of January 2007 under Policy ST/6 did no longer applied.**

**As far as the Parish Council were aware, the Section 106 document for the site had not yet been prepared.**

Mr Cathcart stated that the application may be considered by the District Council at the beginning of July 2010.

**4. OTHER**

THE CAUSEWAY DEVELOPMENT –Mr Cathcart advised that the District Council planners did not like the suggestion of Windmill View as a street name because it was too similar to a development in Steeple Morden which could cause confusion. As an alternative Windmill Close had been suggested. The Clerk advised that she had not been advised of this. After discussion it was agreed that, to avoid any further delay, the Clerk could confirm the Parish Council's agreement to Windmill Close when contacted by the District Council.

*-Clerk*

The meeting closed at 8.20pm

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 6<sup>th</sup> July 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Saggars, Mr Webb, Mr Goater, Mr Robinson, Mrs Mead-Blandford, Mr Dickerson  
 District Cllr Cathcart  
 Members of Public: 3

**01. APOLOGIES FOR ABSENCE**

Mr Clarke, Mr Sappol, Mrs Pidgeon, Mr Pidgeon, District Cllr McCraith, County Cllr Mrs Oliver

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no declarations made.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meetings held on Tuesday 1<sup>st</sup> May 2010, and Wednesday 26<sup>th</sup> May 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –The Clerk had received a letter from Mr Sexton, Principal Planning Officer, who advised that he had recently visited the site with the owner and representative. He had noted the use of the units on the site and was going to check these against the permitted use granted under the planning consent S/1069/06/F. He asked to be notified of any particular concern the Parish Council wished him to consider.

Councillors agreed that there were still highway concerns and asked the Clerk to advise Mr Sexton that they still wanted a site meeting. *-Clerk*

CAUSEWAY AFFORDABLE HOUSING –Mr Cathcart advised that as far as he was aware, the two names suggested for the development had been put forward.

BROOK FARM –The Chairman reported that he had spoken to Mr Sexton who agreed to look at the driveway. Mr Hallett had alerted the Highway Supervisor about the fence which looked as if it had been extended beyond the line of the hedge.

THE CEDARS –Mr Cathcart confirmed that the planning application would not be going to the July meeting and would therefore probably be considered in August. Mr Sexton still had matters of concern but there were also some elements that could be supported. The conservation department were also still unhappy about some points.

CAUSEWAY NEW DEVELOPMENT –Mr Cathcart reported that officers felt that the application for housing on land at 155 The Causeway could be supported. He added that this was an example of how applications could be passed on delegated powers.

**05. OPEN FORUM**

The meeting was closed between 7.48pm and 7.55pm for public discussion.

GUISE LANE HIGHWAY –Concern was expressed over the path surface where it appeared a top layer had appeared to have been removed making the path very uneven. It was suggested that this could have been caused by activity at the Barracks. It was agreed that as this was County Highway, Mr Hallett would contact the Highway Supervisor to see if he was aware. *-Mr Hallett*

**06. PLANNING APPLICATIONS**

Mr & Mrs Kelly -47 Brook Road –Extension and Alterations –demolition of existing conservatory and erection of single storey rear extension with minor alterations (S/0855/10/F) *-No objection*

**RESULTS OF PLANNING APPLICATIONS**

Mrs L Compton	Land to rear of 43 Elm Tree Drive	Change of use to garden	Permission Granted
(S/0586/10/F)			

Yuva	51 Old North Road	Change to mixed use of restaurant	Permission Granted
(S/1916/09/F)			

Yuva	51 Old North Road	Installation of extract ducting	Permission Granted
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(S/1917/09/F)			
Defence Estates	Control Tower, Barracks	Replacement Steel Windows	Permission Granted
(S/0392/10/LB)			
Mrs Morris	14 Wilmott Road	Conservatory	Permission Granted
(S/0659/10/F)			

YUVA SIGN –Councillors were unaware whether the Red Lion sign was on display. The Clerk confirmed that a letter had been sent to Yuva in January asking for the sign to be displayed.

**07. OTHER**

THE HOOPS –Mr Cathcart advised that there was a light and Sky arial on the building which had been erected without listed building consent. The District Council were considering taking enforcement action.

The meeting closed at 8.05pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council  
PLANNING MEETING**

**Minutes of Meeting held on Tuesday 3<sup>rd</sup> August 2010  
at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Clarke, Mrs Pidgeon, Mr Sappol,  
Mr Nicholls, Mr Webb  
District Cllr Cathcart, District Cllr McCraith  
Members of Public: 4

**01. APOLOGIES FOR ABSENCE**

Mr Pidgeon, Mr Geraghty, Mr Dickerson, County Cllr Mrs Oliver

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no declarations made.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 27<sup>th</sup> July 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –There was no further update regarding a site meeting with Mr Sexton.

CAUSEWAY AFFORDABLE HOUSING –Mr Cathcart reported that the houses might be advertised in the District Council Homelink booklet the following week. He confirmed that Mr McCraith and he would monitor progress with the housing department before they were officially allocated. He added that they could have no direct input. As far as was aware all the properties were going to be rented but this position could be changed, especially on subsequent lettings. Mr Robinson expressed concern over rumours of travelers being allocated units. Mr Cathcart added that there was concern over the selection criteria and added that a list was produced of bidders which would be assessed by District Council officers. He suspected the actual allocation would be carried out by the Housing Association.

BROOK FARM –No further update.

THE CEDARS –Mr Cathcart reiterated that this application would probably go to committee in September 2010.

GUISE LANE HIGHWAY –This was discussed at the Parish Council Meeting held on the 27<sup>th</sup> July 2010.

**05. OPEN FORUM**

The meeting was closed between 8.40pm and 8.45pm for public discussion.

AFFORDABLE HOUSING –It was suggested that the Housing Association should be asked if the Parish Council could have a look internally at the properties before they were occupied. Mr Cathcart suggested a letter be sent to the Housing Association to ask.

**06. PLANNING APPLICATION**

There were no planning applications for discussion.

**07. OTHER**

HIGHFIELD FARM –Mr Clarke expressed concerns over the alterations at the Farm and that there were plans for shops on the site. The Clerk confirmed that, as advised at the planning meeting held on the 4<sup>th</sup> May 2010, Highfields Farm had been given permission for alterations to the building including a replacement roof, wall cladding, sectional overhead doors and brickwork in 2008. In 2008 they had also been given permission for the change of use of farm buildings to B1 and B8, with a new access road. Mr Hallett confirmed that B1 and B8 were for business and storage and distribution usage.

THE ANTELOPE –Mr McCraith advised that Whaddon Parish Council had expressed concern over business activity at this site on the A1198 and the loss of an entrance. The Chairman advised that he was aware that a scaffolding company had purchased the property which had previously been divided into four flats. The company were now using the land for storage and the flats were being used by their employees. He confirmed that he was not aware of any planning application submissions but would make enquiries with the owner.

*-Mr Bunton*

The meeting closed at 7.50pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 31<sup>st</sup> August 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Sappol, Mr Nicholls, Mr Webb,  
 Mrs Mead-Blandford  
 Members of Public: 1

**01. APOLOGIES FOR ABSENCE**

Mr Clarke, Mr Pidgeon, Mrs Pidgeon, County Cllr Mrs Oliver, District Cllrs Mr Cathcart & Mr McCraith

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no declarations made.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 3<sup>rd</sup> August 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –There was no further update regarding a site meeting with Mr Sexton. Mr Hallett advised that a condition of the planning consent was that a travel plan had to be prepared. The Parish Council had not seen this and it was suggested that Mr Sexton be asked for a copy. Concern was raised over the lack of response from Mr Sexton regarding a site meeting. It was agreed that the Clerk contact him again, copying the request for a meeting to the Chief Executive. *-Clerk*

CAUSEWAY AFFORDABLE HOUSING –Mr Hallett reported that he had been advised by Mr Cathcart that the District Council had produced a shortlist of tenants. Letters would not be sent out until the verification process had been completed. Mr Hallett added that the advert for the properties in the Homelink magazine showed all 20 dwellings for rent and mentioned that they would be available in early September.

BROOK FARM –No further update.

THE CEDARS –As advised at previous meetings this application would probably go to committee in September 2010.

THE ANTELOPE –The action to find out about the entrance was with the Chairman.

**05. OPEN FORUM**

There were no comments made.

**06. PLANNING APPLICATION**

MR & Mrs O'Donovan -34 Elbourn Way –Garage Conversion and Extension to Dwelling  
 (S/1212/10)

*-No  
 objection*

**07. OTHER**

HGV LORRIES –Mrs Mead-Blandford expressed concern over the lorries from JK Environmental, based at the Wireless Station, and On-Set, based on Brook Road, travelling through the village. Mr Hallett advised that there was a notice in the local press regarding the licence for JK Environmental being allowed to park at the Wireless Station. He had responded as an individual as the Parish Council were not a consultee. It was stated that these lorries contributed to the problems with the Wireless Station.

The meeting closed at 7.50pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING COMMITTEE MEETING**  
**Minutes of Meeting held on Tuesday 21<sup>st</sup> September 2010**  
**at The Chapel Room, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Robinson, Mrs Vigus, Mr Clarke, Mr Webb, Mr Sappol  
 District Cllr Cathcart, District Cllr McCraith

MEMBERS OF THE PUBLIC: 0

**1.APOLOGIES FOR ABSENCE**

Mr Pidgeon, Mrs Pidgeon,

**2. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mr Sappol declared an interest under Item 04. Planning Application for 51 The High Street and Mr Bunton declared an interest under Application for Tree Work 8 South End.

**3. OPEN FORUM**

There were no members of the public present.

**4. PLANNING APPLICATIONS**

Mr R Ball -144The Causeway –Two storey side extension  
 (S/1197/10)

*-No objection*

Mrs D Osborne -51 High Street –Single Garage  
 (S/0940/10/F)

*-No objection*

Mr m Skillern -8 South End –Tree Work

*-No objection*

**5. OTHER**

THE CAUSEWAY DEVELOPMENT –Mrs Vigus reported that she had been told that the planning application had been approved. Demolition of the bungalow was already taking place. Mr Cathcart advised that he believed permission had been granted subject to agreement by Anglian Water. It was stated that the District Council planning website was not working. It was very difficult to trace any information.

WIRELESS STATION –The Clerk had received a response from Paul Sexton regarding a site meeting. He advised that he was happy to arrange a meeting but he would need to seek consent from the site owner, Mr Clayton, if the meeting was to be held within the site. Mr Sexton also asked whether the Parish Council wanted Mr Clayton at the meeting.

The Clerk was asked to reply to Mr Sexton stating that the Parish Council were still very keen to hold a meeting and ask for Mr Clayton's permission to be obtained regarding holding the meeting on site. Councillors were also happy for Mr Clayton to attend. Mr Hallett and the District Councillors also wanted to attend the meeting.

*–Clerk*

THE HOOPS PUBLIC HOUSE –Mr Hallett reported that he had been made aware that the District Council were planning to take enforcement action relating to issues over the installation of a satellite dish, temporary lighting and the erection of a marquee. He expressed concern over the action of the District Council being quick to act over a very minor problem when there were other cases of breach of planning permission which the District Council chose to ignore. Mr Cathcart advised that the planners wanted a planning application with a full set of drawings, which would be expensive in relation to the permission needed. He added that the planners were not being flexible enough. It was agreed that the District Councillors would take a strong message of support for The Hoops back to the District Council. If this was not successful, a letter would follow.

*–Mr Cathcart & Mr McCraith*

SOUTH END PARKING –Mr Clarke expressed concern over the number of cars parked on South End the previous Saturday morning. He asked the position regarding parking on the Recreation Ground. Mr Webb confirmed that the gates were closed but not locked and the football clubs were allowed to park on the ground when dry. He also confirmed that the clubs were urged to park in the village college car park. Mr Robinson suggested a sign be erected to remind visitors. This would be an agenda item at the next Recreation Ground committee meeting.

THE CEDARS –Mr Cathcart confirmed that nothing further had happened with the planning application. He did not think it would go to committee in October.

The meeting closed at 8.00pm

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 28<sup>th</sup> September 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Sappol, Mr Webb, Mrs Mead-Blandford, Mr Clarke, Mr Pidgeon, Mrs Pidgeon, Mrs Vigus, Mr Saggars, Mr Geraghty  
 County Cllr Mrs Oliver, District Cllr Cathcart, District Cllr McCraith  
 Members of Public: 8

**01. APOLOGIES FOR ABSENCE**

Mr Nicholls

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

The Chairman declared an interest in Item 04 The Antelope.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 31<sup>st</sup> August 2010 and Tuesday 21<sup>st</sup> September 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –Mr Sexton, the planning officer, had been asked to go ahead and liaise with the landowner, Mr Clayton, regarding a site meeting.

CAUSEWAY AFFORDABLE HOUSING –The houses had now been let. Mr Cathcart advised that there should be an official opening ceremony at some point in time. He also advised that he had not received the number of complaints he was expecting regarding the allocation. He was aware that applications were heavily over subscribed.

BROOK FARM –No further update.

THE ANTELOPE –Due to the Chairman's declaration of interest, he asked the Parish Council Chairman, Mr Hallett, if he would follow up the query regarding access. Mr McCraith reiterated that Whaddon Parish Council were concerned over the safety aspect.

THE CAUSEWAY NEW DEVELOPMENT –Mr Cathcart reported that, as discussed at the previous meeting, planning consent had been given subject to agreement by Anglian Water. It had now come to light that the status of the site was incorrectly referred to as being in a group village and therefore covered by policy ST/6 of the Core Strategy. In fact the Core Strategy identified Kneesworth separately as an infill only village and therefore policy ST/7 was the relevant policy. The application was to be reported back to the planning committee on the 6<sup>th</sup> October 2010 for reconsideration. Mr Cathcart stated that it might only be a technical point. Mr Hallett then advised that he had received a complaint regarding the bonfires on the site. He had spoken to the contractors.

**OPEN FORUM**

There were no points raised.

**05. PLANNING APPLICATION**

Mr N Ibrahim –Kneesworth Nursery, 1 Old North Road –Change of use to B2 (General Industrial) to include storage/workshop for motor repairs *-No objection*

**PLANNING APPLICATION DECISIONS**

Mr & Mrs Howard (S/2171/05/F)	Clear Farm, South End	Erection of 5 dwellings & carport	Permission	Granted
Mr & Mrs O'Donovan (S/1212/10/F)	34 Elbourn Way	Garage conversion & extension	Permission	Granted

**07. OTHER**

There were no other points raised.

The meeting closed at 7.45pm

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 5<sup>th</sup> October 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Clarke, Mrs Pidgeon  
 County Cllr Mrs Oliver  
 Members of Public: 2

**01. APOLOGIES FOR ABSENCE**

Mrs Vigus, Mr Webb, Mr Pidgeon, Mrs Mead-Blandford, Mr McCraith, Mr Cathcart

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mr Bunton declared an interest under Item 04. The Antelope.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 28<sup>th</sup> September 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –The date of the meeting with Paul Sexton, SCDC Planning, was still to be fixed.

CAUSEWAY AFFORDABLE HOUSING –Concerns were expressed over the pathway from the housing which was yet to be finished. Mr Cathcart had been asked to find out the position. It was also stated that the 30mph sign was to be moved further along The Causeway. Mr Clarke advised that he had heard that some tenants were not happy with the fittings in the housing.

BROOK FARM –No further update.

THE ANTELOPE –Mr Hallett agreed to investigate the access problem.

**-Mr Hallett**

THE CAUSEWAY NEW DEVELOPMENT –Mr Hallett advised that the documents for the development were now on the website.

**OPEN FORUM**

There were no points raised.

**05. PLANNING APPLICATION**

Mrs D Horabin –Unit A Brook Orchard , Brook Road –Change of use from office to tattoo studio  
 (S/1091/10)

**-No  
objection**

**07. OTHER**

There were no other points raised.

The meeting closed at 7.50 pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 2<sup>nd</sup> November 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Clarke, Mrs Pidgeon, Mr Pidgeon,  
 Mr Nicholls, Mr Webb  
 District Cllr Cathcart  
 Members of Public: 4

**01. APOLOGIES FOR ABSENCE**

Mr Sappol, Mr Sagers, Mrs Vigus, County Cllr Mrs Oliver, District Cllr Mr McCraith

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mr Bunton declared an interest under Item 04. The Antelope.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 5<sup>th</sup> October 2010, copies previously distributed, were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION/BROOK FARM –Mr Sexton to advise of a meeting date where both sites would be discussed.

THE CAUSEWAY AFFORDABLE HOUSING –Concerns were again expressed over the unfinished path on The Causeway. Mr Cathcart confirmed that he had contacted the District Council who were going to urge with the Housing Association. He agreed that it was hazardous in the current condition. Mr Cathcart then advised that an opening ceremony would be held for the development once the footpath had been completed. He added that all properties were now occupied. It was reported that there was a rumour that there were some tenants from the Barracks. Mr Cathcart stated that he did not believe the properties would be allocated to people not connected with the village.

THE ANTELOPE –Mr Hallett advised that he had made contact with District Cllr McCraith who had an action from Whaddon Parish Council to contact the District Council, which he did. Paul Sexton, the Planning Officer, had agreed to send an enforcement officer to look at the access problem. Mr Hallett had updated the Whaddon Parish Clerk.

THE CAUSEWAY NEW DEVELOPMENT –Mr Hallett, the Parish Council Chairman, had received a letter from Mr & Mrs Vigus regarding the site. They had also sent copies of letters sent to the District Council Planning Department and Local Government Ombudsman. As reported at the planning meeting on the 28<sup>th</sup> September 2010 the application was considered, and approved, under the incorrect LDF Core Strategy for Bassingbourn, which would allow this size of development, instead of Kneesworth where development was limited to two dwellings. This correspondence related to the error. Mr Hallett read the letters to the meeting.

The meeting was reminded that the first application was approved by the Parish Council, but the second was not as there had been concerns raised by Anglian Water over drainage.

Mr Sexton, the planning officer, had advised that if there were any new planning issues, the application could be referred back to the planning committee. Mr Hallett stated that the second application was not advertised sufficiently. There was no notice displayed on the site and the immediate neighbour was not informed. He felt that this was a genuine planning issue. After further discussion it was agreed that Councillors would support Mr & Mrs Vigus and the Clerk was asked to write to the District Council pointing out the failure to advertise. The letter should also state that the District Council did not comply with their own policies and the application therefore should be rejected, either by the planning committee or by delegated powers. The Clerk was asked to copy the letter to the Parish Council Chairman and the Ombudsman. *-Clerk*

**OPEN FORUM**

Comments from members of the public related to the previous item.

**05. PLANNING APPLICATION**

Mr I Gathercole -20 Church Close –Extension  
 (S/1620/10)

*-No  
 objection*

Mr D Fuller -10 Shedbury Lane –Erection of Porch to front of dwelling and detached garage to side (S/1449/10)	<i>-No objection</i>
Mr N Howard –Clear Farm Barns, South End –Alterations and extension to create a dressing room. Form new internal door opening, block existing external door and replace window with French doors. Create en-suite bathroom to bedroom. (S/1481/10)	<i>-No objection</i>
Mr I Littlefair -262 The Causeway-Erection of single storey side extension and conversion of garage to kitchen (S/1750/10)	<i>-No objection</i>

The Clerk advised that a further two applications had been received which needed attention before the scheduled planning meeting on the 23<sup>rd</sup> November 2010. An extra planning meeting would therefore be held on Tuesday 16<sup>th</sup> November 2010.

**07. OTHER**

THE CEDARS –Mr Cathcart stated that the consultation period had now expired and he felt that the application should now be turned down.

The meeting closed at 8.00 pm

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING COMMITTEE MEETING**  
**Minutes of Meeting held on Tuesday 16<sup>th</sup> November 2010**  
**at The Chapel Room, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Robinson, Mr Clarke, Mr Nicholls  
 District Cllr Cathcart

MEMBERS OF THE PUBLIC: 3

**1.APOLOGIES FOR ABSENCE**

Mr Pidgeon, Mrs Pidgeon

**2. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no interests declared.

**3. OPEN FORUM**

The meeting was closed between 7.35pm and 7.45pm for public discussion.

There were representations made by members of the public in connection with the planning application for 37 High Street (S/1708/10).

**3. PLANNING APPLICATIONS**

D Chapman -37 High Street –Part demolition of existing garage and replacement double garage, new access, entrance gates and wall  
 (S/1708/10)

*-Refused*

*The existing garage/outbuilding in its current location is considered to make a positive contribution to the conservation area and street scene. It's demolition goes against the historic pattern of development in the village.*

*Concerns over loss of car parking spaces on the High Street.*

Mr R Sinfield – 28 Guise Lane –Erection of double garage with room in the roof space and relocation of oil tank  
 (S/1822/10)

*-No objection*

Mr & Mrs Reed –Bourne House, 33 South End –Single Storey side extension  
 (S/1652/10)

*-No objection*

Mr N Rimes -20 High Street –Tree Work

*-No objection*

**4. OTHER**

THE CAUSEWAY –It was stated that there was a lot of work currently taking place on the site of 155. Mr Cathcart was asked whether the District Council had now agreed that the developer proceed with the approved plans. Mr Cathcart answered that , as far as he was aware, the District Council were still to make a decision.

He advised that any new applications, such as this one, would be considered under the new guidance relating to garden land.

THE CEDARS –Mr Cathcart confirmed that there had not yet been a decision made on this ongoing application.

The meeting closed at 8.16 pm

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 23<sup>rd</sup> November 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Clarke, Mrs Pidgeon, Mr Nicholls, Mr Webb, Mr Saggars, Mr Sappol, Mrs Mead-Blandford, Mrs Vigus  
 District Cllr McCraith  
 Members of Public: 2

**01. APOLOGIES FOR ABSENCE**

Mr Pidgeon, Mr Geraghty, County Cllr Mrs Oliver, District Cllr Cathcart.

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

Mrs Vigus declared an interest under Item 04. The Causeway Proposed Development when discussed under Item 04.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 2<sup>nd</sup> November were agreed a true record and signed by the Chairman. Minutes of the meeting held on Tuesday 16<sup>th</sup> November 2010, copies previously distributed, were agreed a true record and signed by the Chairman after the insertion of '*There were representations made by members of the public in connection with the planning application for 37 High Street (S/1708/10)*' under Item 3 Open Forum.

**04. MATTERS ARISING**

WIRELESS STATION/BROOK FARM –The Clerk had not heard anything further from Mr Sexton. She was asked to urge. *-Clerk*

WINDMILL CLOSE –The path was still to be installed along the Causeway.

THE ANTELOPE –It was reported that the owners were to meet with the District Council Enforcement Officer.

PROPOSED CAUSEWAY NEW DEVELOPMENT –The Chairman advised that Mr Cathcart had spoken to the District Council planners and there were no new considerations to take to the planning committee. He urged the District Council to make a decision and suggested they consider turning around the front houses. Mr Robinson asked Mr McCraith if this would set a precedent in Kneesworth if the housing was allowed to continue. Mr McCraith confirmed that the decision was with the planning committee.

**05.OPEN FORUM**

There were no comments raised.

**06.PLANNING APPLICATION**

Mr N Ibrahim –Kneesworth Nursery, Old North Road –Revised site location plan and revised ownership certificate (S/1435/10) *-No objection*

Mr K McFarlane -78 High Street –Tree Work

This application would be copied to Councillors for their comments following the meeting.

**07. OTHER**

PLANNING APPLICATION S/1822/10 28Guise Lane –Mrs Pidgeon advised that concerns had been expressed by some residents that the application discussed at the meeting on the 16<sup>th</sup> November 2010, for a double garage, was to be used for a business. Representations had been made by the residents to the District Council planners, but the residents had not received a response. The Clerk confirmed that she had not received any communication. The Chairman stated that the plans considered by Councillors at the planning meeting were just for a double garage and suggested that the residents write again to the planners reiterating their concerns. The Parish Council would follow up if needed.

**The meeting closed at 7.45 pm**

Chairman\_\_\_\_\_

Date\_\_\_\_\_

**Bassingbourn-cum-Kneesworth Parish Council**  
**PLANNING MEETING**  
**Minutes of Meeting held on Tuesday 7<sup>th</sup> December 2010**  
**at The Chapel, South End- 7.30pm.**

PRESENT: Mr Bunton (Chairman), Mr Hallett, Mr Goater, Mr Robinson, Mr Clarke, Mr Nicholls, Mr Sappol,  
 District Cllr McCraith, District Cllr Cathcart  
 Members of Public: 1

**01. APOLOGIES FOR ABSENCE**

Mrs Pidgeon, Mr Pidgeon

**02. DECLARATIONS OF INTERESTS RELATING TO ITEMS ON THE AGENDA**

There were no declarations made.

**03. MINUTES OF THE LAST MEETING**

Minutes of the Planning Meeting held on Tuesday 23<sup>rd</sup> November 2010 were agreed a true record and signed by the Chairman.

**04. MATTERS ARISING**

WIRELESS STATION –The Clerk confirmed that she had not heard anything further from Mr Sexton. Mr Hallett advised that he had visited the wireless station with the District Councillors and the District Council Chief Executive, Jean Hunter. He was amazed at how many businesses were located there. He had a further meeting arranged with Mrs Hunter and suggested he would discuss the situation with her then. This was agreed. *-Mr Hallett*

WINDMILL CLOSE –The path from the development along The Causeway had still not been formed. This was now a safety hazard. Mr Cathcart confirmed that he had left a message for the housing officer. It was agreed that the Clerk would also contact the housing officer, Schuyler Newstead and ask her to contact the developer as a matter of urgency. *-Clerk*

THE ANTELOPE –There was no further news. Mr McCraith agreed to update the Parish Council if he heard anything further.

THE CAUSEWAY DEVELOPMENT-This was now an ombudsman complaint. Mr Cathcart had spoken to Mr Sexton and suggested that at the very least the front houses should be turned around. He added that the planning committee were not particularly supportive of this. It was noted that work was in progress on the site.

**05.OPEN FORUM**

There were no comments raised.

**06.PLANNING APPLICATION**

Mr & Mrs Capewell -17 Clarkes Way –Conservatory (S/2029/10)

*-No  
objection*

Mr Parker -62 South End –Internal alterations to bedroom 4 to create bedroom, w.c., and cupboard and access to bedroom 2 & 3. (S/1834/10)

*-No  
objection*

**07. OTHER**

GYPSY AND TRAVELLER CONSULTATION –Mr Cathcart reported that officers had ruled out the Spring Lane site for consideration. There was though another local site being considered and this was the Sunday market site on the A1198 which had been put forward by the landowner. A lot of alternatives were suggested but only two from the whole district were put through. These two sites would now be assessed. Mr Cathcart added that the other three sites considered in the village originally remained rejected. Mr McCraith advised that there was to be a meeting on the 14<sup>th</sup> December 2010 where the portfolio holder would either endorse or reject the decision. It was agreed that the Clerk should send an e-mail supporting the rejection of the Spring Lane site. *-Clerk*

LOCALISM BILL –Mr McCraith advised that on the 16<sup>th</sup> December 2010 the Localism Bill would come into force making recommendations for planning in the future. This would make the responsibility for some elements of the planning process down to the village.

37 HIGH STREET –Communication had been received from Mr Chapman regarding the recent planning application which Councillors had recommended refusal. He stated that he was disappointed that the drawings and accompanying paperwork were not looked at in enough detail when the application was considered. The drawings showed clearly that there was no loss of parking. There was also a notice to confirm that the garage was rebuilt in the 1980's and had no historic value, which the District Council Conservation Officer had confirmed.

The Clerk was asked to acknowledge the communication and advise that the comments had been noted.

*-Clerk*

**The meeting closed at 8.00 pm**

Chairman \_\_\_\_\_

Date \_\_\_\_\_