

MELBOURN PARISH COUNCIL

Clerk: Claire Littlewood
Melbourn Parish Council
Melbourn Community Hub
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Melbourn, SG8 6DZ

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9 December 2020

Dear Councillor

You are hereby summoned to attend a meeting of the **Planning Committee** to be held via Zoom link <https://zoom.us/j/94658868526> on Monday, 14 December 2020 at 7.30pm for the purpose of transacting the following business:

Dear District Councillor Hales

You are invited to attend a meeting of the **Planning Committee** to be held via Zoom link <https://zoom.us/j/94658868526> on Monday, 14 December 2020 at 7.30pm for the purpose of transacting the following business:

To Members of the Public and Press

You are invited to attend a meeting of the **Planning Committee** to be held via Zoom link <https://zoom.us/j/94658868526> on Monday, 14 December 2020 at 7.30pm for the purpose of transacting the following business: Members of the public are requested to submit their views, comments or questions in writing to the parish office in advance of the meeting:

Claire Littlewood
Clerk to the Parish Council

AGENDA

- PL055/20 To receive and approve apologies for absence**
- PL056/20 To receive any Declarations of Interest and Dispensations**
- a) To receive declarations of interest from councillors on items on the agenda
 - b) To receive written requests for dispensations for disclosable pecuniary interests (if any)
 - c) To grant any requests for dispensation as appropriate
- PL057/20 To approve the minutes of the Planning Committee Meeting on 9 November 2020**
- PL058/20 To report back on the minutes of the Planning Committee Meetings on 9 November 2020**
- PL059/20 Public Participation: (For up to 15 minutes members of the public may contribute their views and comments and questions to the Planning Committee – 3 minutes per item)**
- PL060/20 Decision Notices: To receive any Decision notices issued since last meeting.**
- a) [20/03602/HFUL](#). Proposal: New porch at the front of house. Rear single-storey infill extension. Replacement garage with new first floor extension. 2 Chapmans Close Melbourn SG8 6AH
Decision: Refused
MPC original comment: SUPPORT
 - b) [20/03485/HFUL](#). Proposal: Demolition of existing garage, erection of single storey side and rear extension to create annex and erection of attached garage Site address: 9 Dolphin Lane Melbourn SG8 6AF
Decision: Permission granted
MPC original comment: SUPPORT
 - c) [20/03585/FUL](#). Proposal: Demolition of an existing single storey porch structure and the construction of a new 2 storey front extension to comprise a porch area and bedroom extension. Site address: 29 And 31 Fordham Way Melbourn Royston Cambridgeshire
Decision: Permission granted
MPC original comment: SUPPORT
 - d) Appeal Ref APP/W0530/D/20/3252767. Town and Country Planning Act 1990. Appeal by Mrs Wendy Bishop. Site Address: Hillside House, Newmarket Road, Royston, Hertfordshire, SG8 7LZ
Appeal decision: Appeal granted

- e) [20/04085/HFUL](#). Proposal: New front boundary wall and railings, new porch and dormer roofs adaptation - Resubmission of 20/02893/HFUL. Site address: 116 High Street Melbourn SG8 6AL
Decision: Permission granted
MPC original comment: SUPPORT
- f) [20/04214/HFUL](#). Proposal: Conversion of attached garage to dayroom Site address: 12 Elm Way Melbourn SG8 6UH.
Decision: Permission granted
MPC original comment: SUPPORT
- g) [20/04480/S74B](#) - S74B to vary condition 19 of permission S/1123/18/DC to change the construction hours to 0600 hours - 2100 hours Monday to Friday and 0730 hours to 1700 hours on Saturdays. No working on Sundays or Bank Holidays for a temporary period from 19.11.2020 to 31.03.2021. Site address: Land Off New Road Melbourn New Road Melbourn SG8 6BY. Applicant: Hopkins Homes Limited
Decision: Approval of Temporary Construction Hours
MPC comment: No comment
- h) [20/04723/S74B](#). Proposal: S74B application to vary condition 20 of permission S/2791/14/OL (residential development of up to 199 dwellings plus a care home of up to 75 beds new vehicular and pedestrian accesses from New Road public open space and a landscape buffer) to change the approved construction working hours to 06:30 - 21:00 Monday - Friday, 07:30 - 17:00 Saturdays, with no external construction works being carried out outside of the hours of 07:00-18:00 Monday to Friday and 07:30- 17:00 on Saturdays and no Sunday or Bank Holiday working for a temporary period of 01/12/2020 to 31/03/2021. Site address: Land To The East Of New Road Melbourn Cambridgeshire. Applicant: Hopkins Homes Ltd
Decision Notice: Approval of Temporary Construction Hours
MPC comment : No comment
- i) [20/2274/TTCA](#). Proposal: T.1 Conifer - Fell to ground level due to excessive shading. Tree has become too large for area and is blocking light and dropping debris in pond. T.2 Holmoak - Remove 1x lower branch 25cm in diameter and approx. 2M long. Site address: 44 High Street Melbourn SG8 6DZ. Applicant: Brett.
Decision Notice: No objection
MPC comment: No comment

PL061/20 Correspondence

- a) [20/01628/FUL](#). Appeal: Demolition of Existing Garage and erection of 1 no.dwellingshouse. 11 Portway Melbourn SG8 6EU. Appellant: Mr & Mrs Tom Pollard. Inspectorate Ref: APP/W0530/W/20/3258959. Appeal Start Date: 9th November 2020
- b) Notification of emergency drainage repairs and application to extend permitted working hours. Melbourn Science Park, Cambridge Road, Melbourn.
- c) News release from District Planning Authority with regard to proposed new town of Thakenham

PL062/20 Planning Applications:

- a) [S/0218/20/FL](#). Proposal (Amendment): Construction of a new dwelling & associated alterations to the existing site entrance. Site address: Land Rear Of 90 High Street Melbourn Royston SG8 6AL. Applicant: Cecilia Murphy-Roads.
- b) [20/04174/LBC](#). Proposal: Re-glazing of selected external windows with double glazed glass panes. Existing single glazed panes will be replaced by thin heritage double glazed units fitted in existing window frames in the older part of the building. Site address: The Pink Geranium 25 Station Road Melbourn Royston. Applicant: Mr Christopher Carter.
- c) [20/04382/FUL](#). Proposal: Change of use of former public house to dwelling and erection of 4 no. dwellings with associated development. Site address: 29 High Street Melbourn Royston Cambridgeshire. Applicant: Cambridge and County Developments Ltd .
- d) [20/04456/LBC](#). Proposal: Replacement of 2 No. window units and existing door. Site address: 5 The Moor Melbourn SG8 6ED. Applicant: Mr Asa Hope.
- e) [20/2326/TTCA](#). Proposal: T.1 mixed species hedge/trees - Reduce height of mixed species trees (ash , beech , hawthorn) to approx 4m from ground level leaving 2 mature trees in middle of hedgerow. Originally cut as a hedge which has now grown into multiple tall and skinny trees.

Neighbouring rear gardens are complaining of no light and lots of debris falling. Trees to be topped into hedge and trimmed thereafter to maintain height / screen for boundary to school. Site address: Melbourn Village College The Moor Melbourn SG8 6EF. Applicant: Melbourn Village College

- f) [20/04570/HFUL](#). Proposal: Replacement fence at the boundary of the rear garden. Site address: 5 Rupert Neve Close Melbourn SG8 6FB. Applicant: Arthur D. Little .
- g) [20/2180/TTCA](#). Proposal: (Amended) S1-3 Sycamore and HC1 horse chestnut require cutting back to the border line (due to overshadow the gardens and greenhouse, considerably restricting light and causing a nuisance to them). S1 Sycamore also requires thinning 30% (due to overshadowing property). S3 Sycamore requires two large dead branches removed and and a branch removed that threatens to block access to the two bungalows for larger vehicles. Leylandi/fir Ln and Acer A1 overshadow our garden from no.19 and require cutting back to the border. W1 Walnut tree to crown thinning 5%, which represents a single bough of 7m (to reduce the potential for damage to the garage and house respectively). W2 Walnut tree tyo crown thinning 10% (to reduce the potential for damage to the garage and house respectively). P1 Prunus and CB1 Copper Beech require a small amount of work to top them and stop them overshadowing neighbouring gardens. Site address: 19A High Street Melbourn SG8 6ER. Applicant: Mr Neil Smith.
- h) [20/01210/CONDA](#). Proposal: Submission of details required for condition 11 (carbon emissions) of planning permission 20/01210/FUL Site address: 38A Water Lane Melbourn Royston Cambridgeshire Applicant: Mr Matthew Simpson.
- i) [20/04639/FUL](#). Proposal: Demolition of existing cottage and the erection of a replacement dwelling with associated workshop and cartlodge (resubmission of 20/03726/FUL). Site address: Summer House Cottage Summer House Farm New Road Melbourn. Applicant: Mr PH & Mrs EJ Green Wedd & Green
- j) [S/4035/17/CONDA](#). Proposal: Submission of details required by condition 5 (Surface water Drainage) of planning permission S/4035/17/FL. Site address: 19 Hale Close Melbourn SG8 6ET. Applicant: Mrs Melanie Peploe.
- k) [20/04712/CL2PD](#). Proposal: Certificate of lawfulness under section 192 for a proposed loft conversion with rear dormer and roof lights Site address: 38 The Moor Melbourn SG8 6ED. Applicant: Mr & Mrs Hay.
- l) [S/3897/19/NMA1](#). Proposal: Non material amendment of planning permission S/3897/19/FL (Alterations to existing access road and reprovision of car parking spaces with landscaping and associated infrastructure works) for an Amendment to surface material for 2 crossing points, new concrete blister paving added at junction points with cycle path, replacement of kerb detail adjacent to employment unit and amendment to surface material for car parking area for units 13-16 Site address: Melbourn Science Park Cambridge Road Melbourn Royston. Applicant: Melbourn Science Park Limited
- m) [20/04196/HFUL](#). Proposal: Two storey side extension. Site address: 77 Orchard Road Melbourn SG8 6BB Applicant: Mr and Mrs Kulina.
- n) [20/04787/S73](#). Proposal: S73 variation of condition 2 (approved plans) of planning permission 20/01210/FUL (New detached dwellinghouse) Site address: 38A Water Lane Melbourn Royston Cambridgeshire. Applicant: Mr Matthew Simpson.
- o) [20/05024/PRI03M](#). Proposal: Prior approval for change of Use from Class A1 (Hairdressers) to Class C3 (Dwellinghouse) Site address: 10 The Moor Melbourn Royston Cambridgeshire Applicant: Melbourn Properties Limited .

PL063/20 Enforcement updates: To consider any enforcement updates received since last meeting

PL064/20 To note the date of next meeting

25 January 2020