

**MINUTES OF A MEETING OF FOWLMERE PARISH COUNCIL PLANNING COMMITTEE  
HELD IN THE CHAPEL AND THE SCHOOL ROOM, URC, CHAPEL LANE, FOWLMERE  
ON 1<sup>ST</sup> FEBRUARY 2011 AT 7:30PM**

PRESENT: Cllr D Roberts (Chair), Cllr M Bates, Cllr A Eades, Cllr J Peacock, Cllr M Sunderland, Cllr N Webb, Cllr L Wragg and Mrs J Wright (Clerk)

APOLOGIES: Cllr E O'Regan

IN ATTENDANCE: Estimated 60 residents of Fowlmere

	<p><b>Declarations of interest (if any)</b></p> <p>Cllr Roberts declared that if an application is later placed before South Cambridgeshire District Council she will approach any new information afresh. There were no additional declarations of interest</p>
<p><b>2.</b></p>	<p>S/2247/10 Change of Use from Office (B1) to Residential Dwelling (C3) <b>Graphic House, High Street, Fowlmere, Royston, Herts, SG8 7SU</b> <b>Mr John Clark, Ryecroft Data</b></p> <p>Cllr Wragg proposed and Cllr Bates seconded the proposal for recommendation and all agreed. The Parish Council recommended approval for this application and were pleased to see a reversal back to a domestic dwelling.</p>
<p><b>3.</b></p>	<p>S/1487/10 Ten Affordable Dwellings <b>Land Adjacent to 4 Cambridge Road, Fowlmere, SG8 7QN</b> <b>Mr Darren Blake, Circle Anglia Ltd</b></p> <p>Cllr Roberts proposed a recess of about 10 minutes to allow members of the public time to view the plans which were in the adjacent hall. When all members of the public returned, Cllr Roberts introduced the application and explained the background and progress to date.</p> <p>Cllr Roberts then read out all documentation received so far from members of the public regarding the application, both positive and negative.</p> <p>The meeting was then opened to the public and ample opportunity was given for questions to be asked and comments to be made. Mr Neil Roskilly, Fowlmere Resident, wished to have it minuted that he objected to a 20 minute time limit set for this part of this meeting. Cllr Roberts explained that would be a minimum timeframe and in fact this part of the meeting ran for well over an hour. The meeting was then closed at 9:15pm although members of the public were welcome to stay and listen to the deliberations of the Parish Council.</p> <p>Any issues raised were then addressed in the deliberations which followed by Council members and the following recommendation was made and submitted to South Cambridgeshire District Council.</p> <p><b>Cllr Bates proposed and Cllr Peacock seconded that Fowlmere Parish Council support this application with the following conditions as stated. All Councillors were in agreement</b></p> <p><i>Fowlmere Parish Council support the application made by Circle Anglia concerning land adjacent to 4 Cambridge Road but wish to see the following conditions met:</i></p> <p><b>Exception Site</b> - <i>There needs to be a clear understanding that this is an 'Exception Site,' the definition of which needs to be adhered to regarding the continuing nomination rights for Fowlmere residents and this must be in perpetuity.</i></p> <p><b>Hedging</b> – <i>The hedging bordering Thriplow Road should be continuous, with no gaps for pedestrian access (and for putting bins out). All hedging should be maintained with minimum, sympathetic pruning, to tidy and revitalise it.</i></p> <p><b>Parking</b> – <i>The proposed parking needs to be looked at again as the number of allocated parking spaces is inadequate and the layout (tandem spaces) will lead to under-usage. The perception otherwise is that</i></p>

parking will then overflow onto the Cambridge and Thriplow Roads which is undesirable. Further additional parking spaces need to be created.

**Footpaths** – Provision for a footpath should be made within the application, along Cambridge Road as this is an important through road in the village with fast moving traffic. The development will presumably be home to families with young children and it would be negligent not to include adequate footpaths into the village.

**Speeding** – An extension to the 30mph speed limit of the village would need to be made to accommodate the vehicular entrance to the development and ideally traffic calming measures would be very well received. This is especially important given there are two vehicular access points on Cambridge Road.

**Design** – The Council approve of the design and feel it is sympathetic and in keeping with the rest of the village. The Parish Council also approves of the look of the staggered terraced design bordering Thriplow Road.

**Lighting** – The lighting must be appropriate to the surrounding area, with a zero light spill. The use of 'hoods' or low level lighting could help to achieve this.

**Wildlife** – The Parish Council wish to see a condition that there are plenty of bat and bird boxes and also invertebrate habitats included on-site as this would support the local wildlife (bird boxes would need to be large enough to house barn owls) and this would help to raise the ecological score credits for the development.

**Heating** – It should be noted that there is no mains gas in Fowlmere. It is a recommendation that further investigation is made into group, sustainable heating options, making the development more ecological, whilst keeping running and maintenance costs down for the residents.

**Solar Panels** – The Parish Council understands this is only an option at this stage but they would like to see further investigation into integrated 'green' systems, such as the harvesting of grey water, in order to decrease surface run-off.

**Bins** - Regarding the issue of bins, the Parish Council suggest a shelter is constructed to house the bins where pedestrian access to the Thriplow Road will hopefully be restricted. There is ample room for refuse collectors to turn their vehicle in the proposed cul-de-sac, so all bins should be collected from there.

**4. Other Matters and Updates**

There being no other matters, the meeting closed at 10:00pm