

Planning Committee

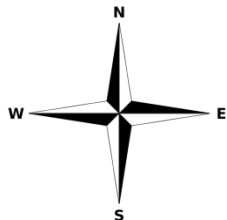


GREATER CAMBRIDGE
SHARED PLANNING

MAJOR APPLICATIONS

22/02646/REM Land at Newbury Farm, Babraham Road, Cambridge Site Location Plan

Page 3



22/02646/REM Proposed Site Plan

Page 4



22/02646/REM

Proposed Long Elevation Facing East



Page 5



March 2023 changes to original submission	
General changes to landscape, refer to former Muxp's drawings for details	
Redesign of Plot 16	
Redesign of Plot 67	
Relocation of Plot 67	
Plot 53 location subject to submission	

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Planning Balance

Approval

Key material considerations

- Scheme is in accordance with the outline planning permission.
- Provides 40% affordable housing.
- No sustainable planning objections.



Refusal

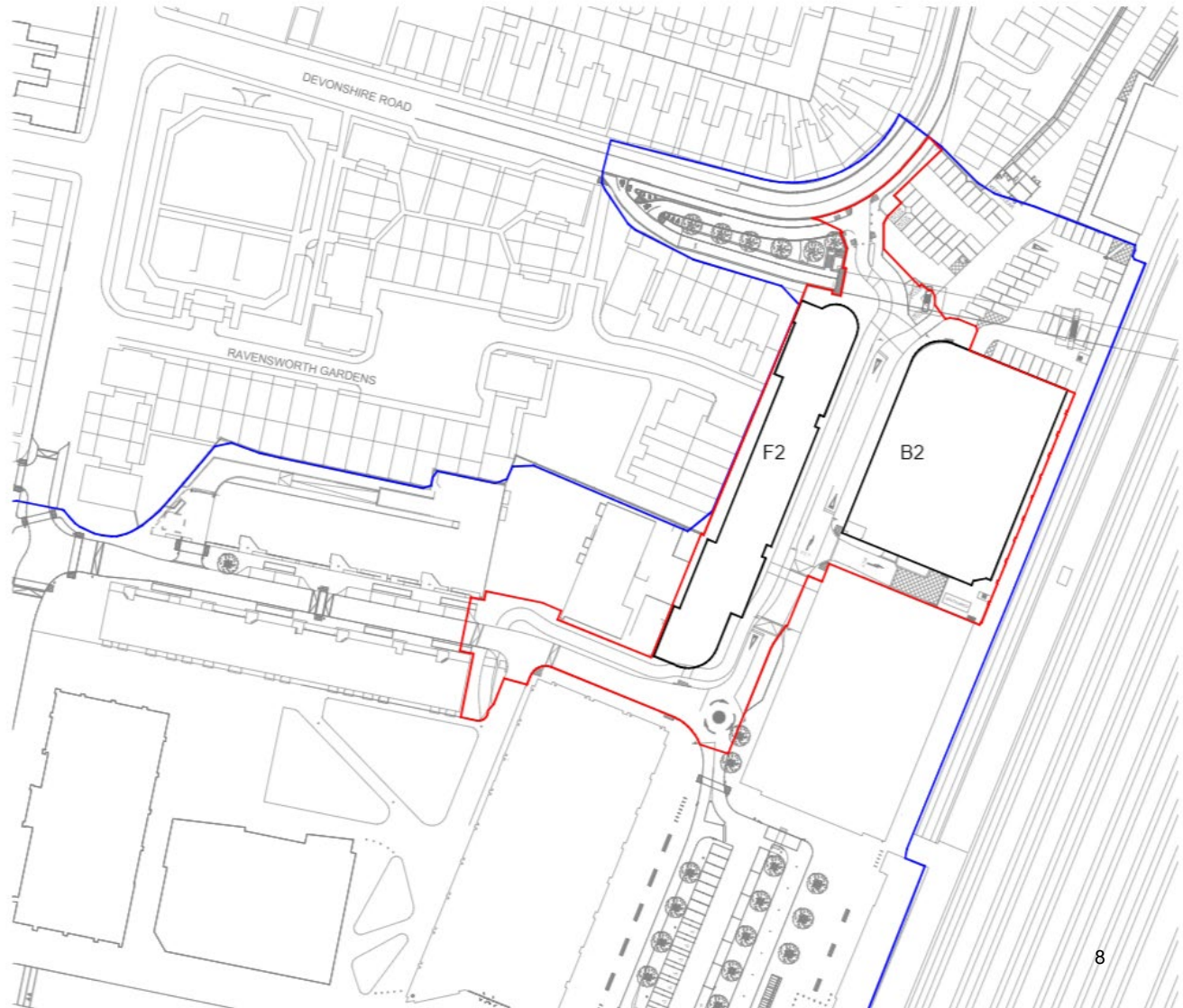
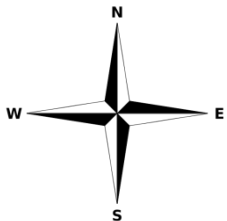
Key material considerations

- None

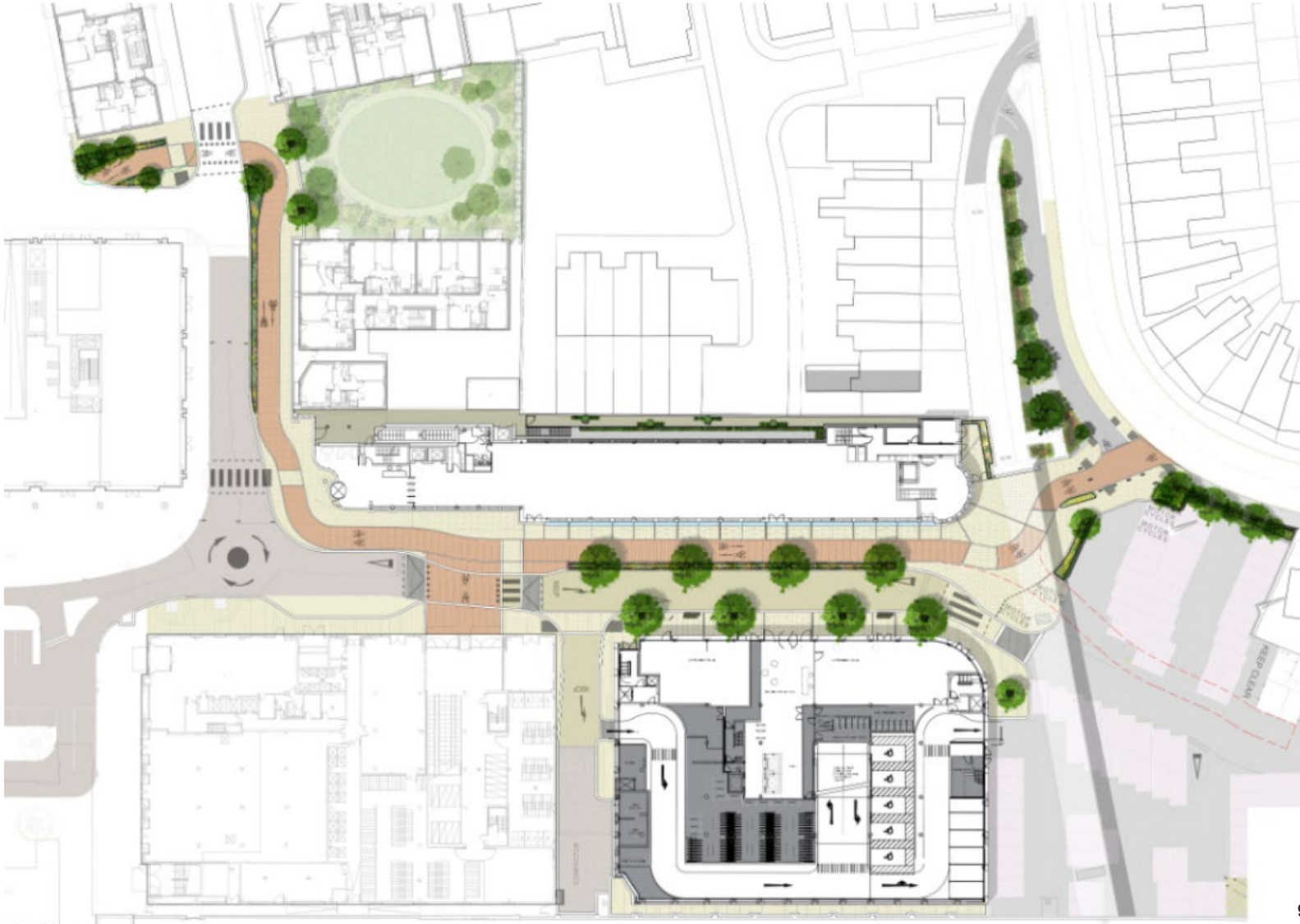
Officer Recommendation: Approve

Blocks B2 & F2, Devonshire Quarter Site Location Plan

Page 8



Proposed Site Plan



B2 - West Elevation

Page 10



B2 - East Elevation

Page 11





B2 - South Elevation

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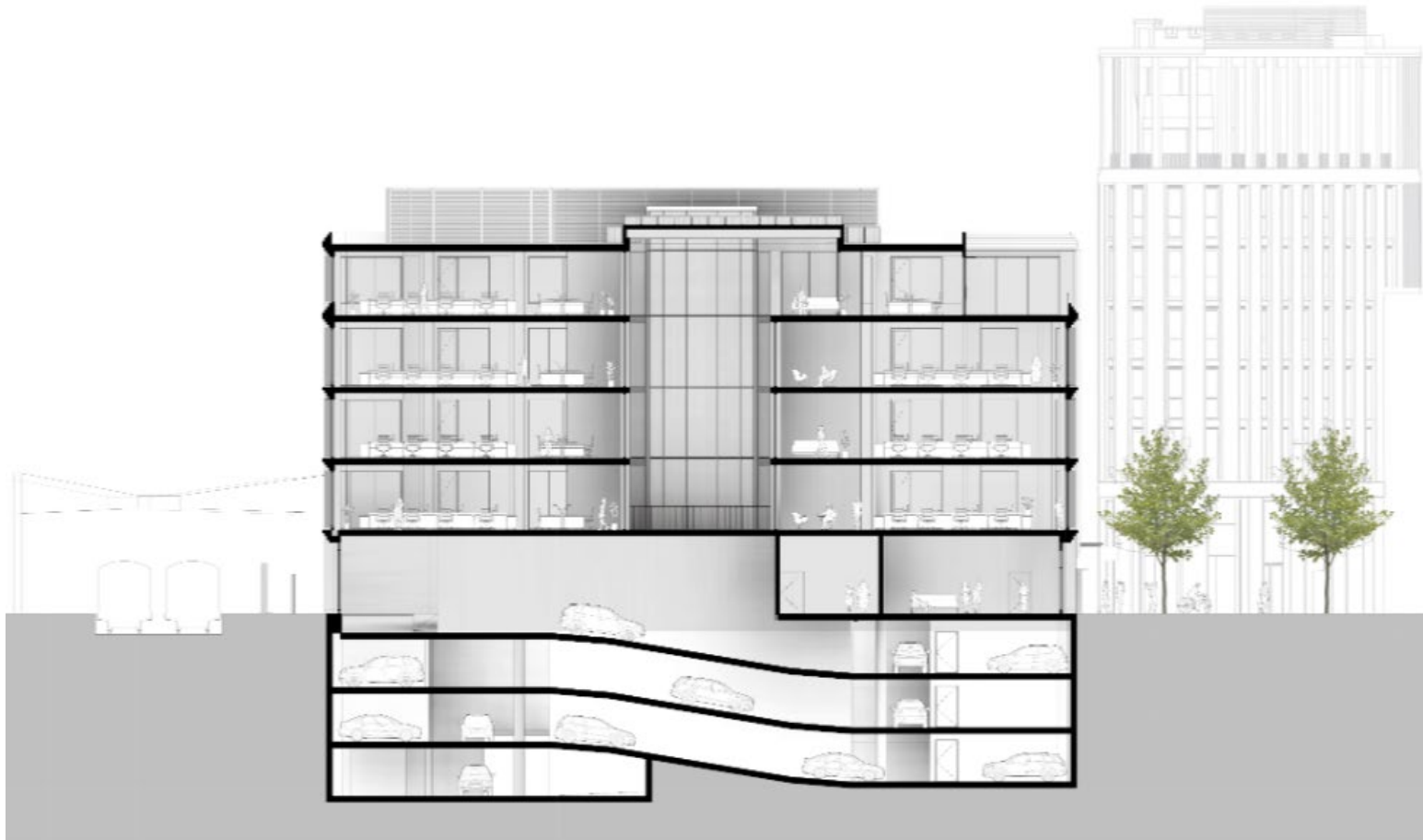
B2 - North Elevation

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B2 - Section – North Elevation

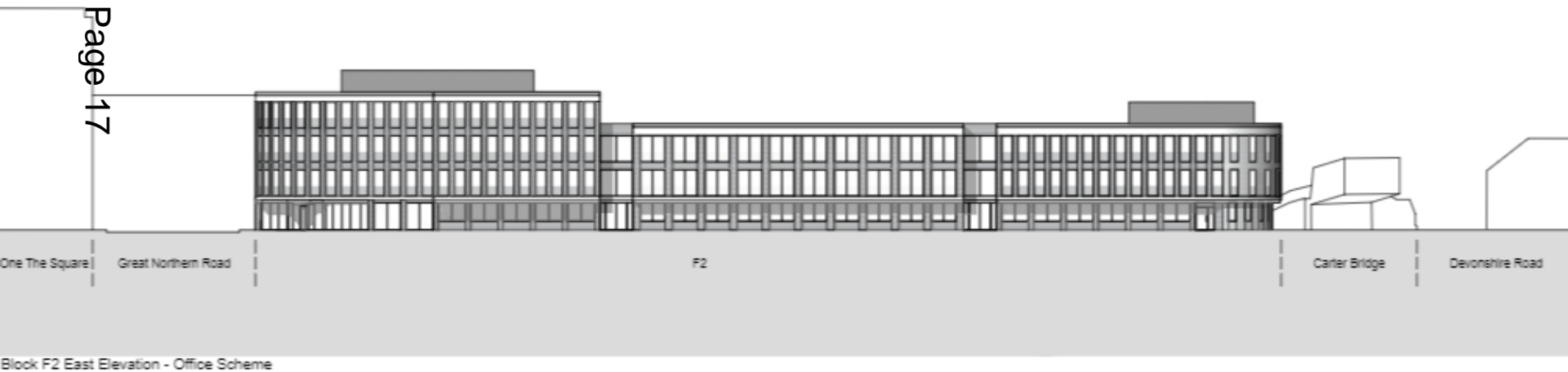
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F2 – West Elevation



F2 – East Elevation



F2 – South Elevation

Page 18



F2 – North Elevation

Page 19

B2

Northern Access Road

F2

Devonshire Road

F2 – Section North Elevation

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Planning Balance

Approval

Key material considerations

- Provision of Office building in central location
- Highly Sustainable Building
- Enhances the character and appearance of the site
- No significant adverse impacts



Refusal

Key material considerations

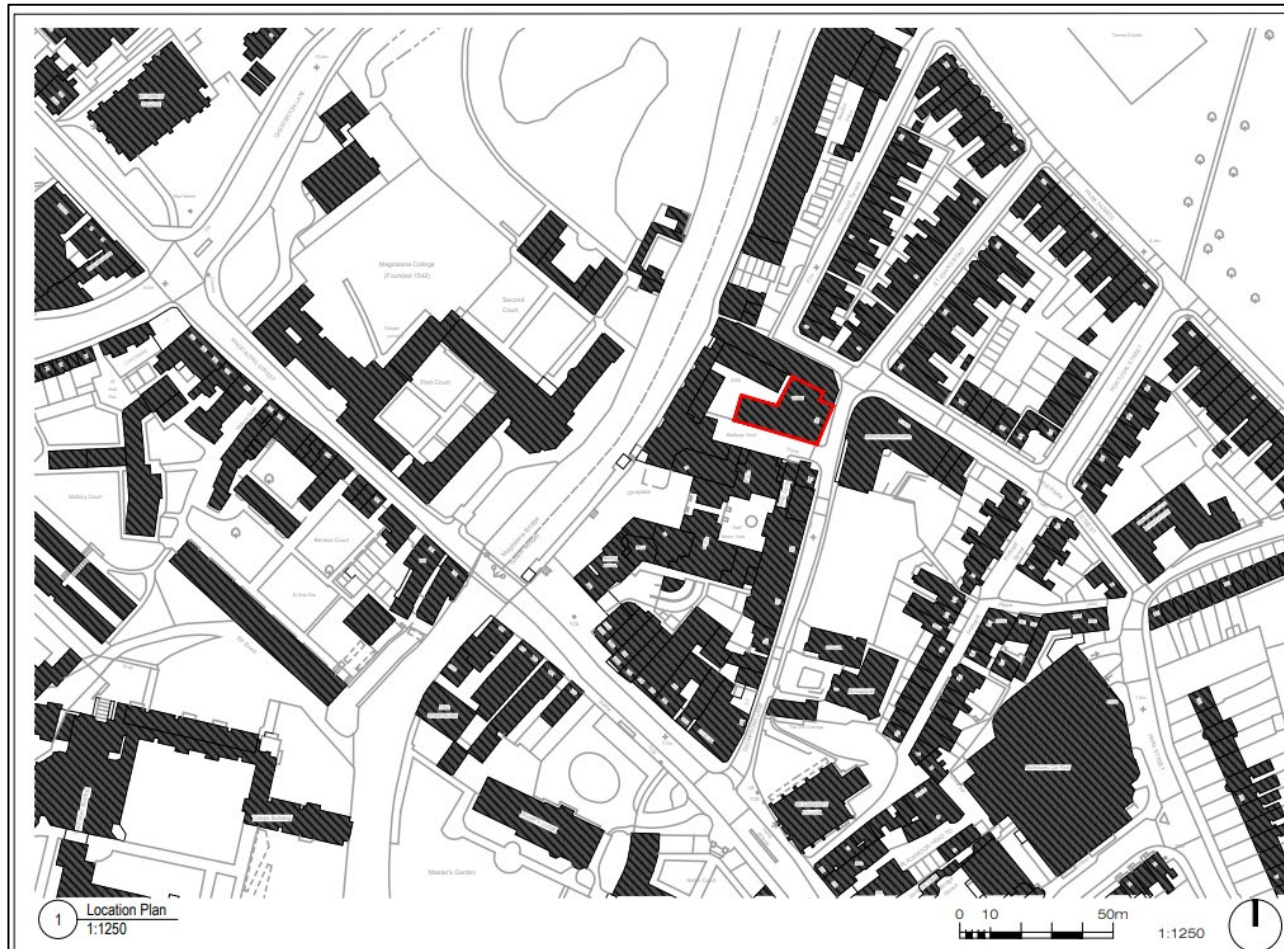
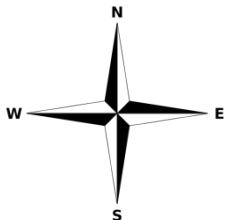
- None

Officer Recommendation: Approve

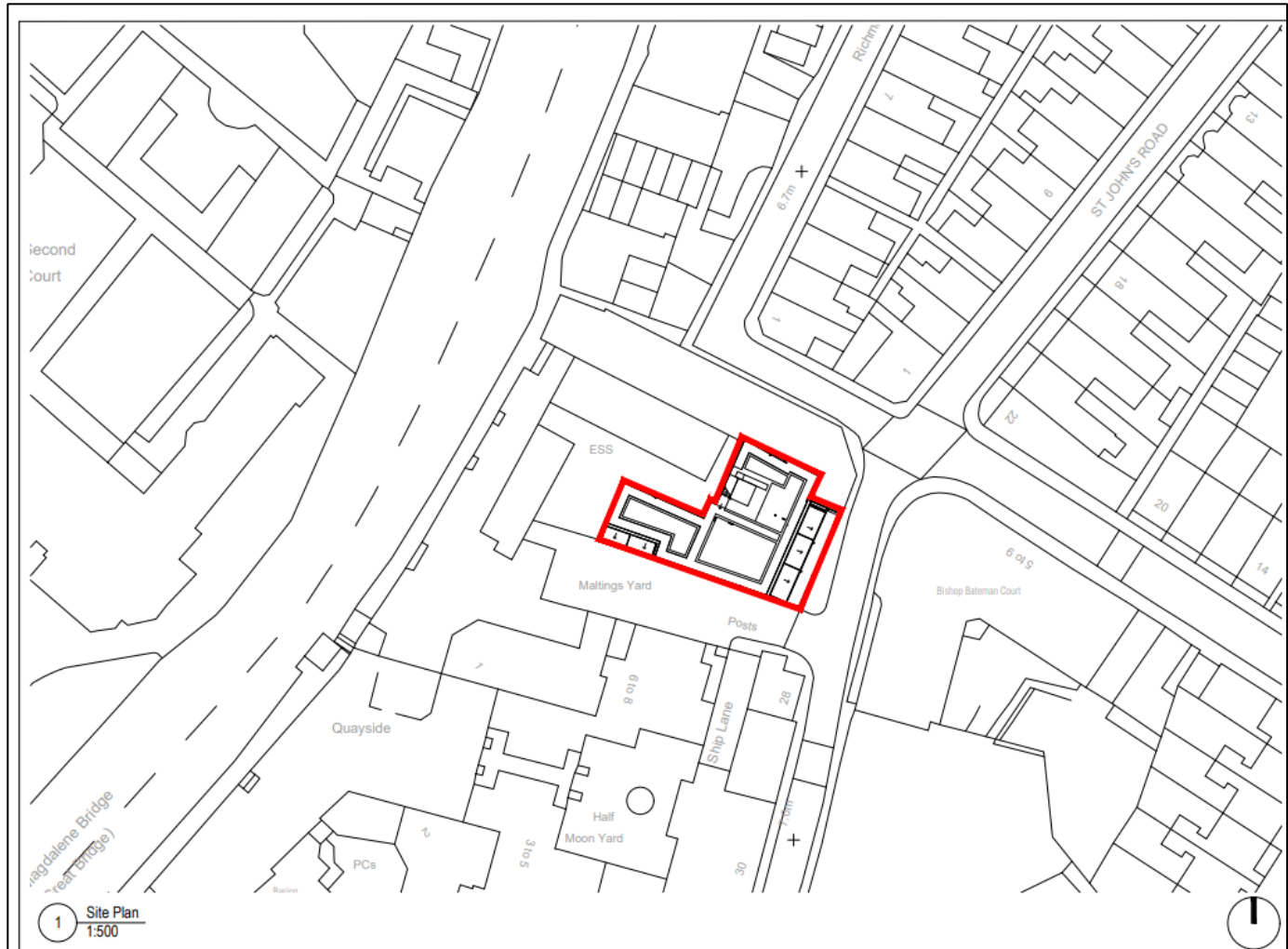
MINOR APPLICATIONS

23/01137/FUL Varsity Hotel and Spa, 24 Thompson Lane, Cambridge

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Block Plan



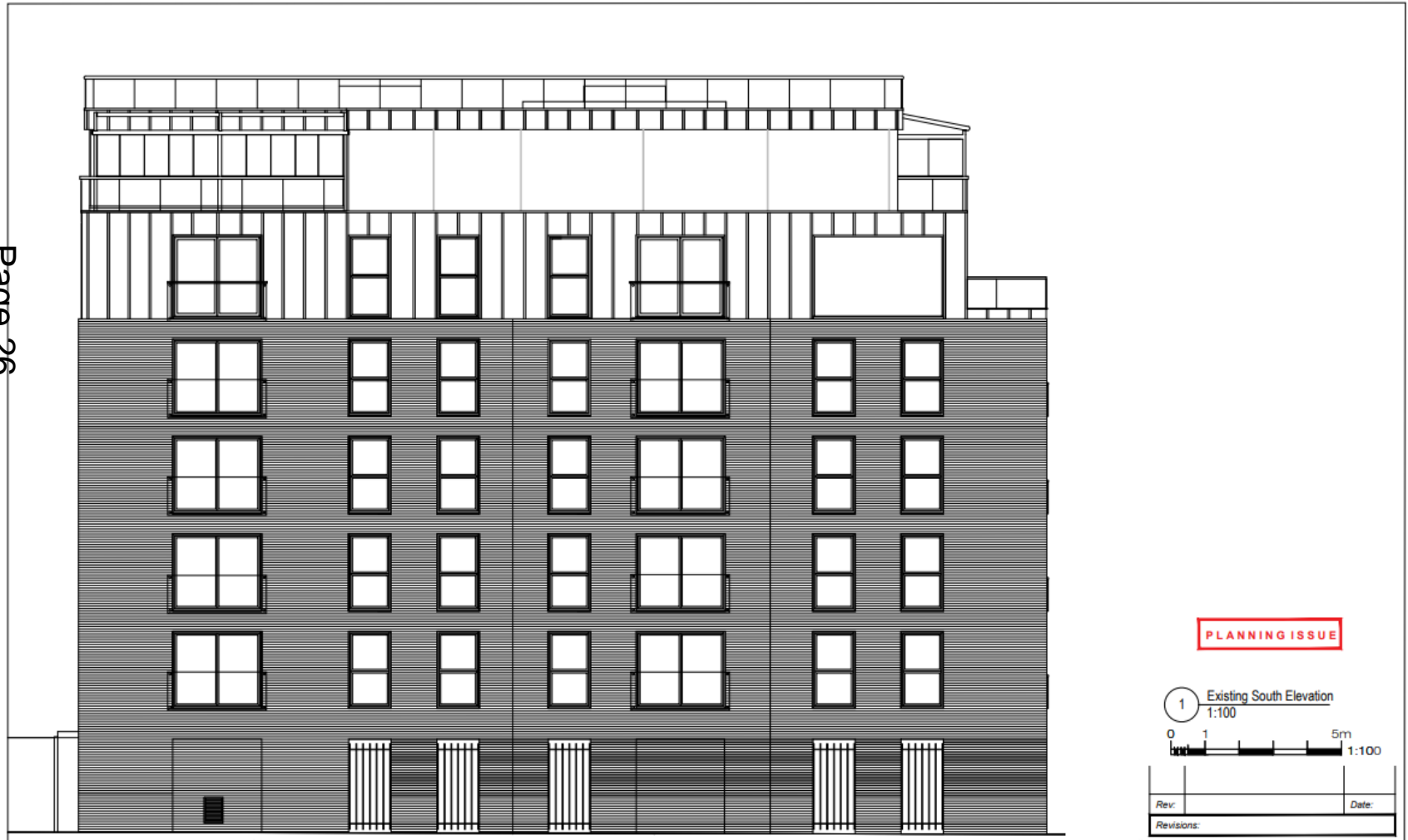
Existing West Elevation

Page 25



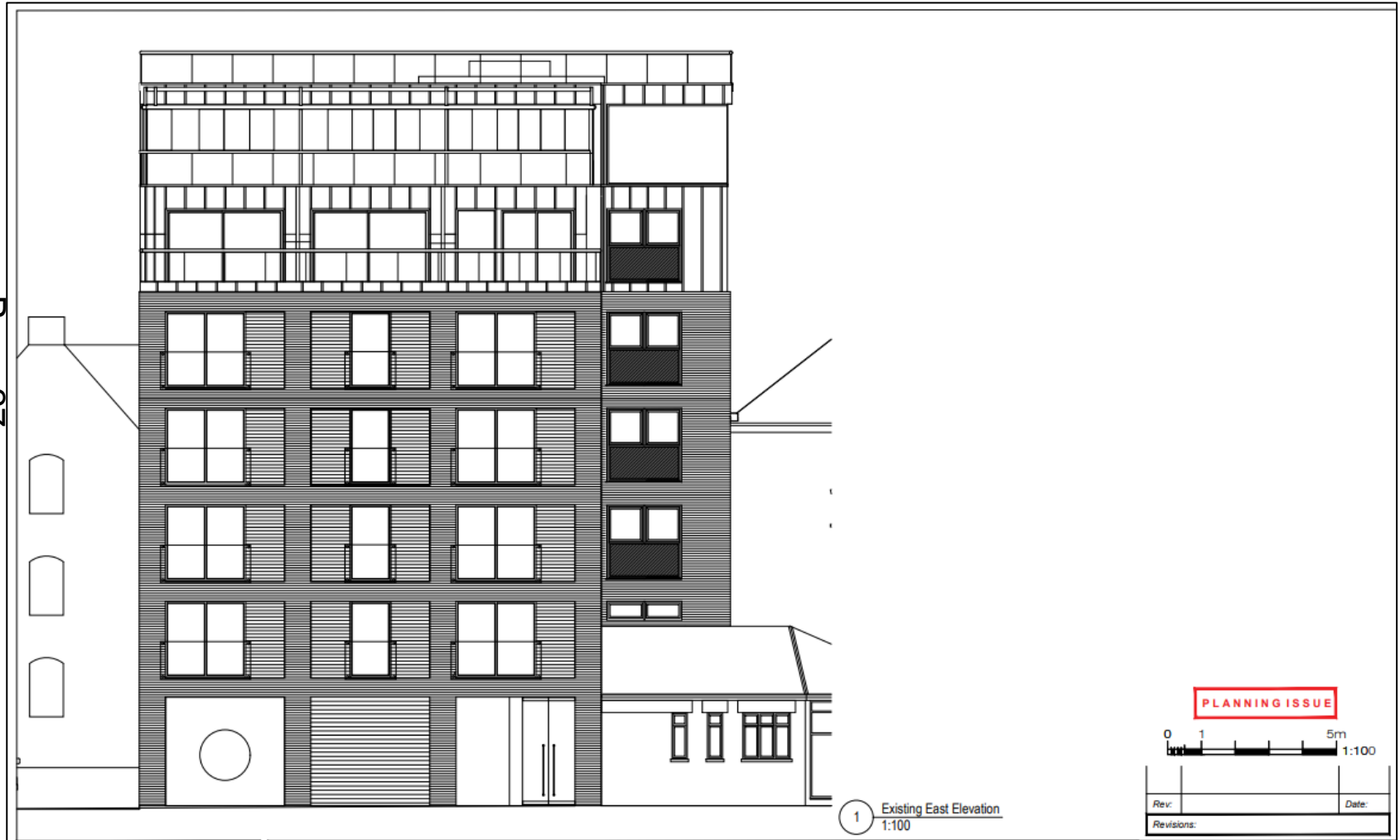
Existing South Elevation

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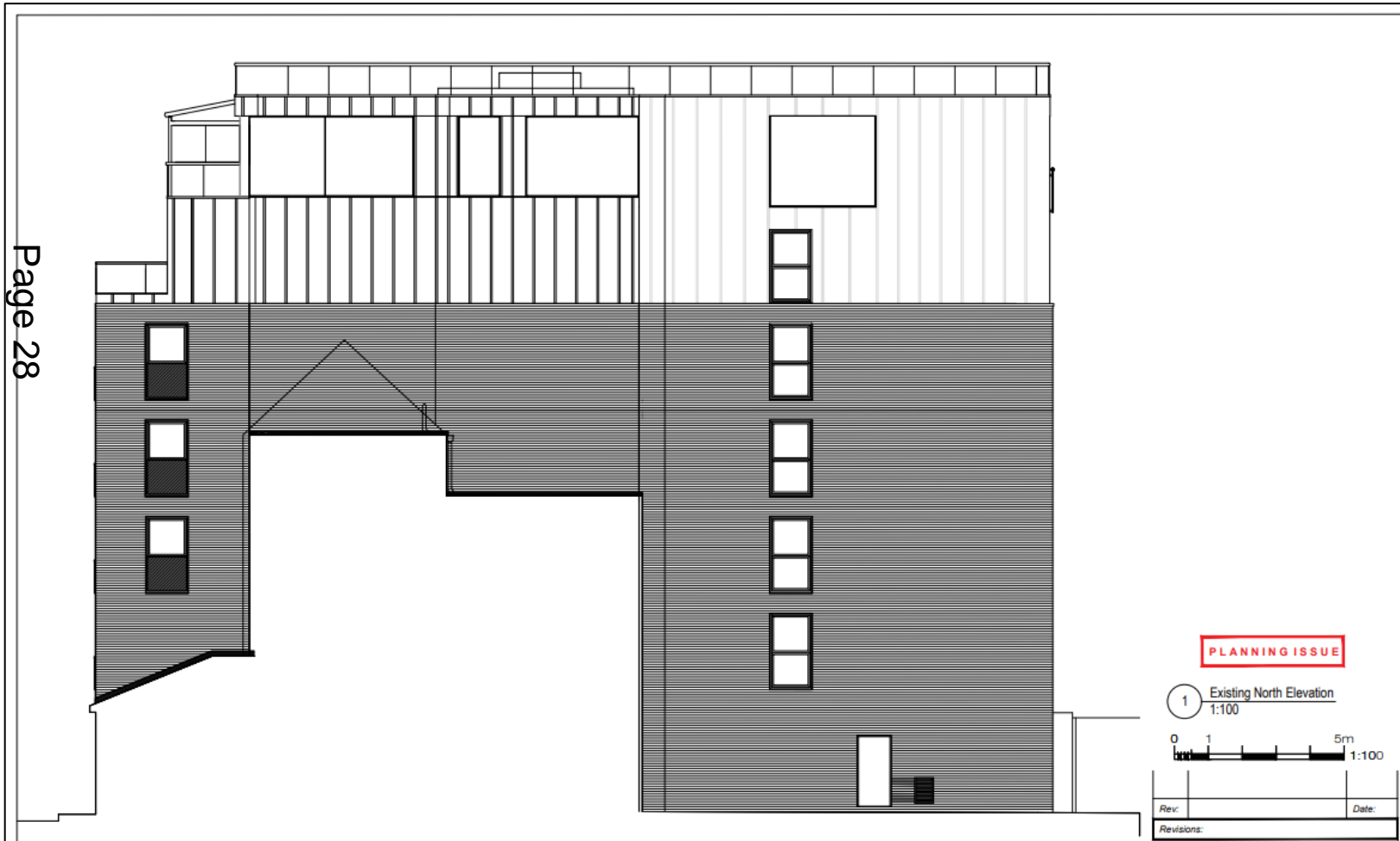
Existing East Elevation

Page 27



Existing North Elevation

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Proposed West Elevation

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1 Proposed West Elevation
NTS

Proposed South Elevation

Page 30



Proposed East Elevation

Page 31



1 Proposed East Elevation
NTS

PLANNING ISSUE

Rev:		Date:	
Revisions:			

Proposed North Elevation

Page 32



1 Proposed North Elevation
NTS

PLANNING ISSUE

Rev:		Date:	
Revisions:			

Existing visualisation – Magdalene Bridge



Proposed Visualisation (Open) – Magdalene Bridge

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Full view to be assessed; cropping or zooming invalidates the objective.

Proposed Visualisation (Closed) – Magdalene Bridge



Full view to be assessed; cropping or zooming invalidates the objective.

Existing Visualisation – Jesus Green

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Full view to be assessed; cropping or zooming invalidates the objective.

Proposed Visualisation – Jesus Green (closed)



Proposed Visualisation – Jesus Green (open)



Proposed Visualisation – Castle Mound (closed)

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Proposed Visualisation – Castle Mound (open)



Proposed Visualisation – Jesus Green (closed)



Proposed Visualisation – Castle Mound (open)



Proposed Visualisation – St Mary's Church (closed)



Proposed Visualisation – St Mary's Church (open)



Proposed Visualisation – Jesus Green Café (open)



Proposed Visualisation – Jesus Green Café (closed)



Proposed Visualisation – Scholar's Garden (closed)



Proposed Visualisation – Scholar's Garden (open)



Planning Balance

Approval

Key material considerations

Improved design

Public benefits including
employment and tourism

No significant adverse impacts
to neighbours or highway safety



Refusal

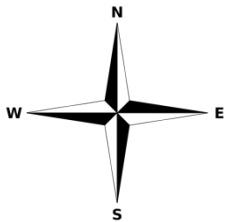
Key material considerations

Harm to heritage assets
including the Central
Conservation Area, listed
buildings and buildings of local
interest

Officer Recommendation: Approve

23/00600/S73 – 23A Unit 1, Hooper Street (Calverley's Brewery)

Site Location Plan



GRAPHIC SCALE: 1:100



Planning Balance

Approval

Key material considerations

- Enhances vitality/ viability of public house/ business
- Expands range of community facilities available to residents and visitors



Refusal

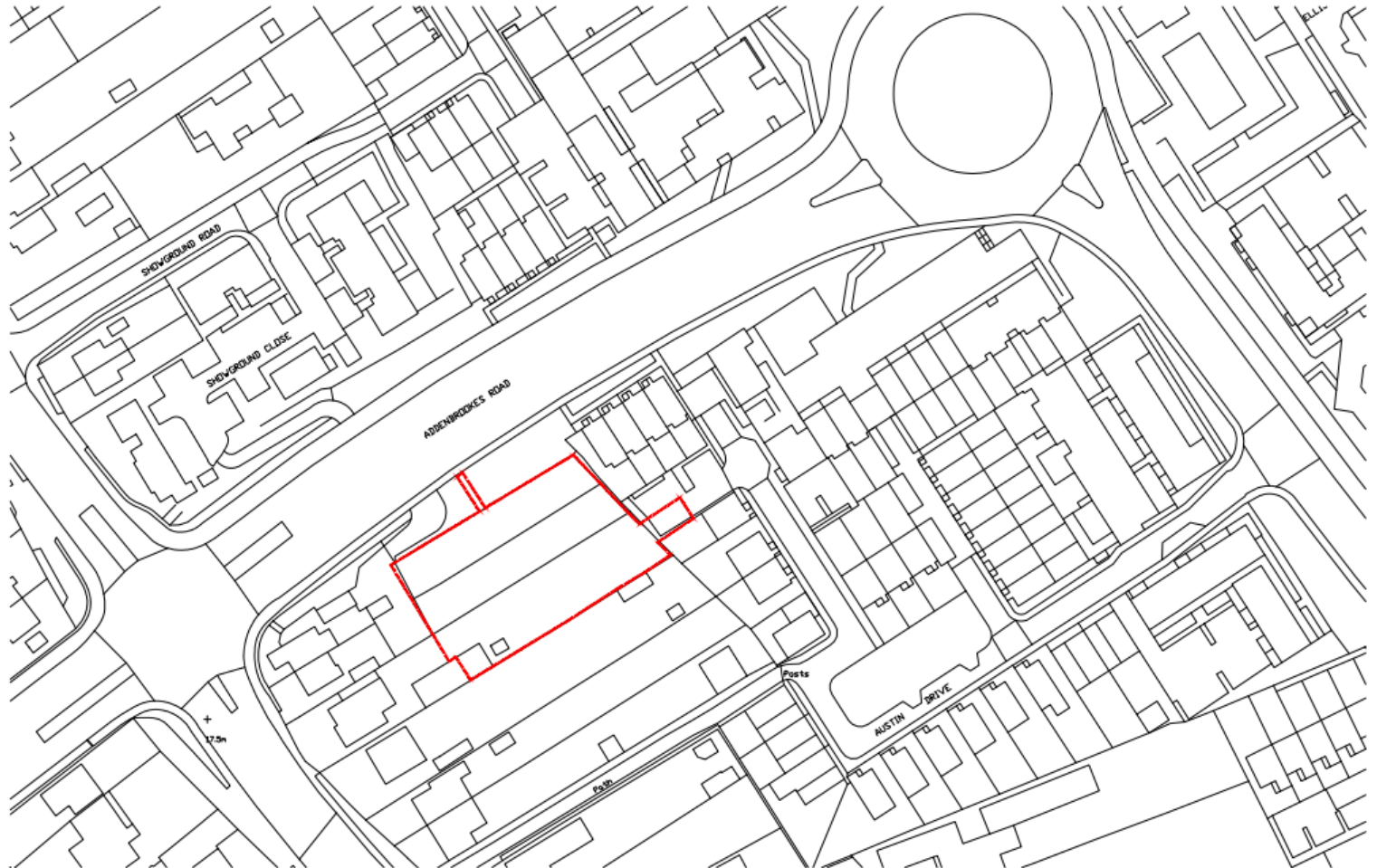
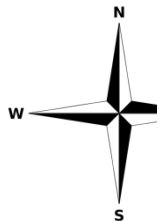
Key material considerations

- Degree of uncertainty regarding the effectiveness of the quantum of this space and the proposed Noise Management Plan in ensuring neighbour amenity not harmed in terms of noise and disturbance.

Officer Recommendation: Approve (Temporary One Year Permission)

22/04783/FUL/ *Land R/O 115 Shelford* *Road, Cambridge* Site Location Plan

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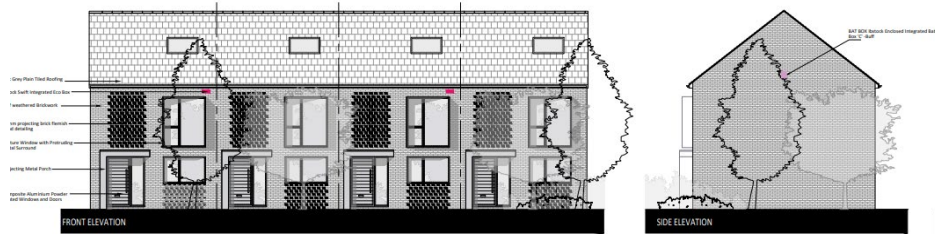
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Proposed Elevations



Plots 1 -4

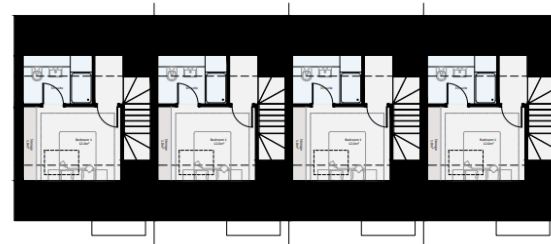


Plots 5-8

Proposed Floor Plans



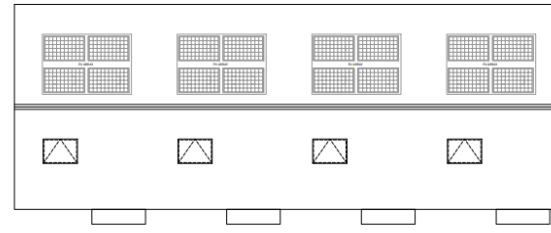
GROUND FLOOR
333 SqFt (3,138kg/ft)
2.5 Storeys, Bedroom, Spacious



SECOND FLOOR



FIRST FLOOR

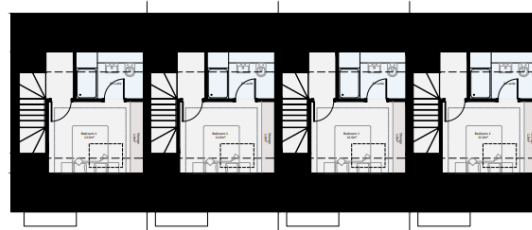


ROOF PLAN

Plots 1-4



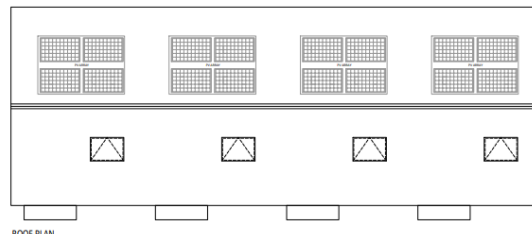
GROUND FLOOR
333 SqFt (3,138kg/ft)
2.5 Storeys, Bedroom, Spacious



SECOND FLOOR



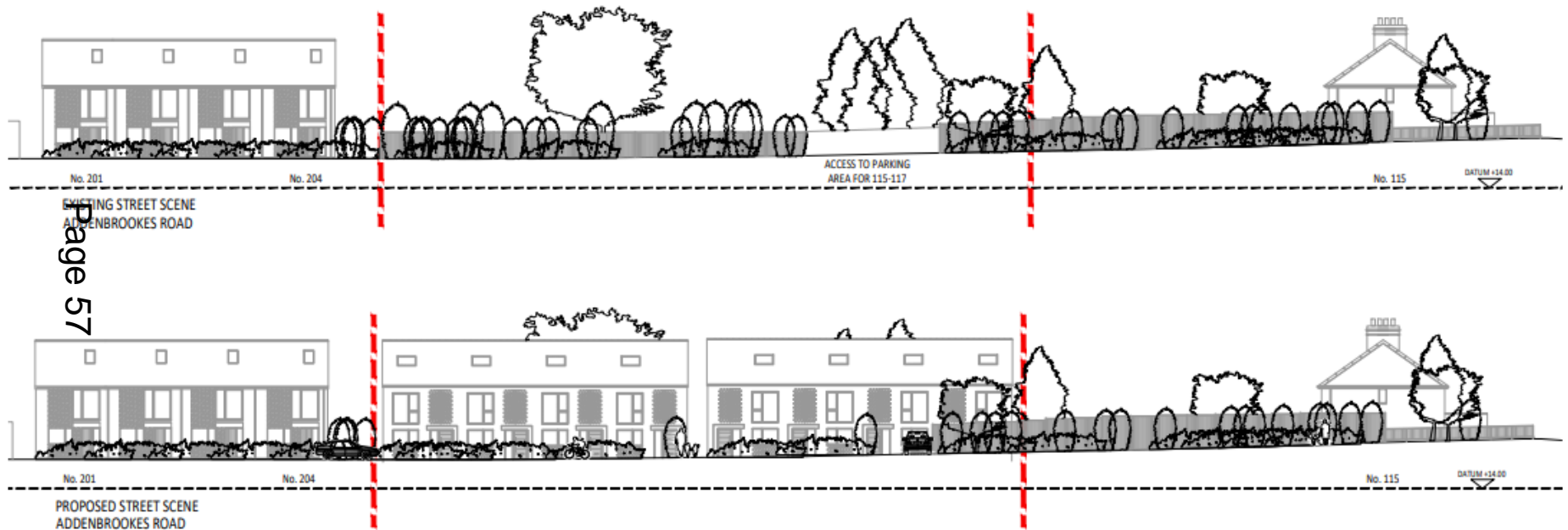
FIRST FLOOR



ROOF PLAN

Plots 5-8

Proposed and Existing Street Scenes



Planning Balance

Approval

Key material considerations

- Provision of eight dwellings to help meet the needs identified in the Local Plan.

- No significant adverse impacts

- In character and keeping with the local area.



Refusal

Key material considerations

- None

Officer Recommendation: Approve