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Cambridge City Council

WEST / CENTRAL AREA COMMITTEE

Date: Thursday, 28 April 2011
Time: 7.30 pm
Venue: Meeting Room - Wesley Methodist Church

Planning Update Sheet

10 PLANNING APPLICATIONS *(Pages 1 - 4)*

WEST/CENTRAL AREA COMMITTEE MEETING – 28th April 2011
Pre-Committee Amendment Sheet

PLANNING APPLICATIONS

CIRCULATION: First

ITEM: APPLICATION REF: 11/0044/FUL

Location: Auckland Road

Target Date: 22.03.2011

To Note:

Cycle parking

With reference to paragraph 8.33 of the report and the calculation of public floor space the agent has confirmed that they consider the provision of 14 spaces as correct. They state that this is based on the drawings submitted as part of the application, assessed on the public areas excluding circulation spaces. However, if there is a need for more spaces at any time, additional space for cycles could be accommodated to the rear of the building on an informal basis.

Gated access to rear of site from Auckland Road

The following is an extract from a letter which has been received from Ted Hawkins the Police Architectural Liaison Officer. This was advice given to the applicant at the pre-application stage on 2 August 2010:

'We have no particular concerns regarding the proposals but I will make recommendations to minimise the risk from crime and disorder. You may recall me mentioning that having formally policed the city centre of Cambridge which included Auckland Road, I am well aware of crime issues in and around the disused Yasume Club site (e.g. underage drinking, crime and drugs misuse and generally anti social behaviour). These I will bear in mind when making comment and will also refer to advice contained within Secured by Design guides.

It is unfortunate that the side alley cannot be secured. It would have been ideal to install a key pad lock within the side gates the code could then be given to anyone with a lawful or agreed right to pass. As this is not actually a public right of way, I cannot actually believe anyone would have objected or failed to agree with this suggestion and will therefore make this as a recommendation. With the gate being unlocked, easy access is provided to the side of the building, points shown on the ground floor plan as 10 Boiler Room, 13 Bin Store and 14 Store entry door and also windows to reception office and store would all be vulnerable as they would be out of side from Auckland Road. This risk can be

mitigated using good secure products (advice below).

The gates covering the side alley way should be to the height of the alleyway (roof space) or alternatively be topped with a grill to prevent climbing (this is particularly the case if an agreement can be made for the gate to be locked). With any gate design, it should not be possible to lift a gate from its hinges and lock cylinder should be protected in such a way as to prevent their use as climbing aids. Care should be taken in the design to ensure that cross sections do not inadvertently aid climbing. It should not be possible to pass under the gate when in the closed position.

In the case of this proposal, I recommend that the side alley gates be fitted with a key pad lock, the code could therefore be given to anyone who has a legitimate reason to pass. **I will again point out this is not a public right of way.**

I note that the bin store is shown within the alley way. The bin store is actually shown in a recessed area, bins can be a potential arson hazard and this is another reason for securing the gates at both ends of the alleyway. If these gates cannot be secured, I would strongly recommend either moving the bin store to a store away from the building or gating the bin store'.

Amendments To Text: None

Pre-Committee Amendments to Recommendation: None

DECISION:

CIRCULATION: First

ITEM: APPLICATION REF: 11/0172/FUL

Location: Former Brunswick Site, Newmarket Road

Target Date: 28.04.2011

To Note: The report for this application has been withdrawn from the Agenda and will now be considered by the Planning Committee on Wednesday 4th May 2011.

CIRCULATION: First

ITEM: APPLICATION REF: 11/0055/FUL

Location: 1 And 2 Wellington Court

Target Date: 17.03.2011

To Note:

S106 Update: The associated Unilateral Undertaking for this development has been received and checked by the Council's Legal Team.

Amendments To Text: None.

Pre-Committee Amendments to Recommendation: None.

DECISION:

CIRCULATION: First

ITEM: APPLICATION REF: 11/0184/FUL

Location: 82 Regent Street

Target Date: 06.05.2011

To Note: Nothing

Amendments To Text: None

Pre-Committee Amendments to Recommendation: None

DECISION:

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