



## Cambridge City Council Development Control Forum

**Date:** Thursday, 8 March 2018

**Time:** 10.00 am

**Venue:** Council Chamber, The Guildhall, Market Square, Cambridge, CB2 3QJ

**Contact:** democratic.services@cambridge.gov.uk, tel:01223 457013

### Agenda

- 1 Introduction by Chair to the Forum
- 2 Apologies
- 3 Declarations of Interest
- 4 17/2157/FUL - 54-58 Chesterton Road Cambridge  
CB4 1EW

**Application No:** 17/2157/FUL

**Site Address:** 54-58 Chesterton Road Cambridge CB4 1EW

**Description:** Demolition of former HSBC bank building and redevelopment of site to provide 2no. ground floor commercial units comprising Use Class A1 (shop), A2 (financial and professional) - in the alternative, with 8no. apartments cycle parking, and associated infrastructure

**Applicant:** M Rickard Cats & Animal Charity

**Agent:** Saunders Boston Architects

**Address:** 119 Newmarket Road Cambridge CB5 8HA

**Lead Petitioner:** Resident of Trafalgar Road

**Case Officer:** Michael Hammond

**Text of Petition:**

**The grounds for asking for a Forum on this application are as follows:**

1. That the scale and massing of the proposed new building is disproportionate to the two storey residential Victorian neighbourhood, especially within the De Freville Conservation Area.
2. It will dominate its immediate neighbours.

3. That the development will have a negative impact on transport, both pedestrian and vehicular in the road, increasing the likelihood of pedestrian accidents.
4. Residents are already fearful of using the road as cars regularly drive down the pavement.

**Do you think there are changes that could be made to overcome your concerns?**

Yes

1. It is recognised that the site might benefit from development not least to remove the existing higgledy-piggledy building and turn it into something more in keeping with the Conservation Area and to provide additional family-orientated accommodation.
2. That the plan should keep the new building within the existing footprint of the bank building, allowing the car park to be either left as a car park or developed as an amenity.
3. That the roof line of the new building should not extend beyond the existing roof line of the bank.

**Development Control Forum Members:** Blencowe, Hart, Hipkin, Holland, Holt, Nethsingha, Page-Croft, Sarris, Smart and Tunnacliffe

**Alternates:**

### **Information for Petitioners' and Applicants' Representative**

The aims of the Forum are to allow early discussion of the planning issues and to explore the scope for agreement and compromise between all sides.

Up to three representatives of the petitioners and up to three representatives of the applicants may attend and speak for a total period not exceeding 20 minutes.

The applicants' presentation is heard first and applicants are asked to start their presentation with a brief description of the application proposals.

For further information on the conduct of the Forum or the petition process, please see the Development Control Guidelines, a copy of this is available on the Council's website at <https://www.cambridge.gov.uk/petitions-and-development-control-forum> or contact the Council's Committee Section (01223) 457013.

Please let the Committee Manager know if you would like a briefing on the procedures at the Forum, if you have any other queries, or if you require any special facilities (for example an overhead projector).

### **Format of the Forum**

The format of the Forum will be as follows for each application:

- Introduction by Chair and declaration of Councillor interests – **up to 5 minutes**
- Presentation of the application by the applicant/agent (up to 3 representatives) principally to address the issues raised by petitioners – **up to 15 minutes**
- Presentation of the views of the petitioners against the application (up to 3 representatives) – **up to 15 minutes**
- Presentation of the views of the petitioners in support of the application (where applicable) (up to 3 representatives) – **up to 15 minutes**
- Presentation by the planning officer – **up to 10 minutes**

- Member questions and issues arising – **up to 30 minutes**
- Summing up by the applicant/agent – **up to 5 minutes**
- Summing up by the petitioners against the application – **up to 5 minutes**
- Summing up by the petitioners in support of the application – **up to 5 minutes**
- Final comments of the Chair

## **Information for the public**

The public may record (e.g. film, audio, tweet, blog) meetings which are open to the public. For details go to:

[www.cambridge.gov.uk/have-your-say-at-committee-meetings](http://www.cambridge.gov.uk/have-your-say-at-committee-meetings)

For full information about committee meetings, committee reports, councillors and the democratic process:

- Website: <http://democracy.cambridge.gov.uk>
- Email: [democratic.services@cambridge.gov.uk](mailto:democratic.services@cambridge.gov.uk)
- Phone: 01223 457013