

## **PLANNING COMMITTEE MEETING – 6th January 2021**

### **Amendment/De-brief Sheet**

#### **MAJOR PLANNING APPLICATIONS**

Circulation: First Item:

Reference Number: 20/03651/S73

Address: 6-18 King Street

Determination Date: 4 December 2020

To Note: Position of roof top plant. The approved roof and elevation drawings showed the position of exhaust flues serving combustion appliances and were 1m above the adjacent highest roof level. These are not shown on the proposed roof plan or elevations. The area allocated for rooftop plant has increased but is still on the same section of roof as approved. The position and type of plant is not known at this stage and details will be required by conditions 18 (noise insulation plant) and 33 (screening of roof top plant) and will be subject to consultation with Environmental Health officers.

As no exhaust flues are shown on the proposed roof plan or elevations, recommended condition 21 is no longer considered relevant or necessary.

Amendments to Text: None

Pre-Committee Amendments to Recommendation: None

#### **Decision:**

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Circulation: First Item:

Reference Number: 20/03626/LBC

Address: 6-18 King Street

Determination Date: 30 October 2020

To Note: Nothing

Amendments to Text: None

Pre-Committee Amendments to Recommendation: None

**Decision:**

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**MINOR PLANNING APPLICATIONS**

Circulation: First Item:

Reference Number: 20/03038/S73

Address: 60 Trumpington Road

Determination Date: 07.09.2020

To Note: Nothing

Amendments to  
Text: None

Pre-Committee  
Amendments to  
Recommendation: None

**Decision:**

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Circulation: First Item:

Reference Number: 20/03327/FUL

Address: Rose Cottage, Trumpington

Determination Date: 04.12.2020

To Note: Nothing

Amendments to  
Text: None

Pre-Committee  
Amendments to  
Recommendation: None

**Decision:**

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Circulation: First Item:

Reference Number: 20/03418/FUL

Address: 14-17 Regent Terrace

Determination Date: 05.10.2020

To Note: Full Conservation Team comments were received on the 30<sup>th</sup> December recommending conditions. The

comments do not alter the wording of the report or alter the recommended conditions.

Amendments to Text:

10.0 - altered to remove 'completion of the s106 Agreement'. No S106 is required for this application

Pre-Committee Amendments to Recommendation:

None.

**Decision:**

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Circulation:

First

Item:

Reference Number:

19/1408/FUL

Address:

45 Highworth Avenue

Determination Date:

05.12.2019

Further representations objecting to the proposal have been received from the following addresses:

- 20 Highworth Avenue
- 29 Highworth Avenue
- 30 Highworth Avenue
- 47 Highworth Avenue
- 51 Highworth Avenue
- 51A Highworth Avenue
- 21 Highfield Avenue
- 26 Highfield Avenue
- 24 Hurst Park Avenue
- 26 Hurst Park Avenue
- 32 Hurst Park Avenue
- 33 Hurst Park Avenue
- 36 Hurst Park Avenue
- 65 Hurst Park Avenue
- 72 Hurst Park Avenue
- 13 Leys Road
- 29 Leys Road
- 18 Orchard Avenue

To Note:

The majority of the comments have already been documented and addressed in the officer report. However, the following are new issues raised within the comments:

- Lowering the height of the proposed dwellings does not go far enough to reduce visual or amenity harm
- Questions raised over the accuracy of the proposed dwellings being lowered to match the

existing bungalow and whether this would require the proposed dwellings being set 1.1m into the existing ground level

- No affordable housing is provided

Officers note the concerns raised over the accuracy of plans showing the lowering of the proposed dwellings. This does not change the officer assessment and the recommendation of refusal. In regard to affordable housing provision, there is no policy requirement to provide affordable housing on a minor application for 4 dwellings.

Amendments to Text: None

Pre-Committee Amendments to Recommendation: None

**Decision:**

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Circulation: First Item:

Reference Number: 20/01967/FUL

Address: 6 Chaucer Road

Determination Date: 22.07.2020

To Note:

Amendments to Text:

Pre-Committee

Amendments to Recommendation: In order to provide flexibility and prevent unnecessary delay, should the application be approved, the wording of condition 7 is proposed to be revised to read as follows:

“No development of the proposed single storey building shown on the plans to be used as a teachers’ office / small classroom and toilet shall take place until full scale

plans and drawings have been submitted to and approved in writing by the Local Planning Authority. The building shall be single storey only, be contained within the footprint as indicated on the plans submitted with the planning application and, unless otherwise agreed in writing by the local planning authority, shall be no higher than 5m to its ridge. The development shall thereafter be carried out in accordance with the approved details”.

Reason: To ensure that the external appearance of the development does not detract from the character and appearance of the area. (Cambridge City Council Local Plan 2018 policy 55 and 61).

**Decision:**

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