



Minutes of a Meeting of the Planning Committee held at GAMLINGAY ECO HUB, Kier suite, on Tuesday 10th January 2023 at 7pm.

Present: Chair W Boyne, S Martin (ex officio), R Petch and A Foster. 7 members of the public. Clerk L Bacon.

100. Resolved to receive apologies for absence from T Gurney, to receive written requests for dispensations for disclosable pecuniary interests and to grant any requests for dispensations as appropriate. None to grant.

101. To approve as a correct record of the Minutes 13th December 2022.

Chair brought forward item 103. A member of the public objected to the draft minutes – she had attended and did not agree with the recording of a query she raised relating to item 96 i. She also disagrees with minutes of a meeting from 2020. She was advised to put her complaint in writing. No other items. Resolved to remove first sentence relating to the member of the public's comments from 96 i on 13th December 2022 and to sign these minutes at the next meeting.

102. To consider Any Matters Arising- none

103. To receive any representations from Members of the Public and Press relating to items of business on this agenda during a ten-minute Open Forum. No items.

To re-open the meeting

104. To consider the following planning applications:

104.1 Land adj. Slate House, Little Heath, Gamlingay, SG19 3LL – Erection of holiday let cabin (2)

22/05240/FUL

Resolved – Approved. Noted that SCDC had listed several concerns which had been addressed by the applicant relating to scale, permanency of

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structure and justification for development. W Boyne asked that an electric car charging point be included.

104.2 (Chair moved this item to be considered first). 20 Manor Road, Gamlingay, SG19 3EN – Two storey front and side extension and single storey rear extension

22/05375/HFUL

Resolved – approved. 2 members of the public left the meeting.

104.3 Land at Green End/Heath Road, Gamlingay, SG19 3JZ – All matters reserved except access-two self-build/custom build residential dwellings

22/05348/OUT

Resolved – Refuse. 6 objections have been submitted to SCDC. Proposal is contrary to policy GAM 3 in the recently made Gamlingay Neighbourhood Plan, the proposed woodland strip is not sufficient to maintain a gap between the hamlet of Dennis Green and the development site to retain the separate identities of the settlements. The development is unacceptable as it is outside the village framework.

104.4 The Onion Barn, Heath Road, Gamlingay, SG19 2JD - Single storey lean to extension, and conversion of agricultural land to residential curtilage

22/05405/FUL

Resolved – No recommendation with comments – GPC accepts the sensitive conversion of redundant agricultural buildings (prior approval) but this application now proposes a substantial change in the character of the building with the lean to extension. The increase in footprint and change of appearance is not acceptable in the open countryside setting. The basement is hidden and is not objected to. No objection to the conversion of agricultural land to residential curtilage. Applicant confirmed an electric car charging point will be provided.

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104.5 8B Little Heath, Gamlingay, SG19 3LL – Change of Use Agricultural buildings to 2 dwelling houses (C3) and building operations necessary for conversion

22/05523/PRIOR

Resolved – No recommendation with comments – GPC would be minded to approve the application if it was resubmitted with correct information. The applicant explained in person that the properties were intended for their personal use as replacements for two mobile homes on the site which would be removed. This was not clear in the application. If the mobiles were not removed, GPC would object based on overdevelopment of the site.

105. To receive notices of decisions to previous planning applications- all noted

- i) **22/04285/HFUL** -The Piggery, Little Heath, Gamlingay SG19 3LL– (single storey front extension) – approved
- ii) **22/04798/HFUL** -28 Northfield Close, Gamlingay- (new sunroom)- approved
- iii) **22/00741/FUL** – rear of 21, Church Street, Gamlingay- 1 single storey dwelling - approved

Other Planning issues

106. Conditions applications –

- i) 22/00722/CONDB- Rose Villa, Little Heath -Condition- energy condition statement-for consideration. Noted best solution has not been adopted.

107. Tree applications –none. Noted.

108. Applications amendments – none. Noted.

109. Closure of Planning Meeting – 19:28

Next meeting- Tuesday 24th January at 7pm at Gamlingay Eco Hub, Stocks Lane Gamlingay SG19 3JR. Noted.

Signed.....

Dated.....

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