

Minutes of Whaddon Planning Committee meeting held on 29th January 2013 at 8.00p.m. in the Village Hall, Church Street, Whaddon, Royston, Hertfordshire, SG8 5RY.

Present: Chair Cllr K French
 Committee members Cllr L Ginger, Cllr M Peyton, Cllr Randall Scott
 Clerk Mrs G van Poortvliet
 Parishioners 5 present

1. **Apologies for absence** – none received.
2. **Disclosure of interests** – declared by Cllr L Ginger as a neighbour of 97 Meldreth Road (agenda item 4). Cllr Ginger would join the public for discussion of that agenda item and not participate in the vote.
3. **Approval and signing of minutes from the last Planning Committee meeting (17th December 2012)** – Resolved: that the minutes be signed by the Chair as a true and correct record.
4. **Planning Application S/2384/12/FL – 97 Meldreth Road, Whaddon for a single storey rear extension and new side porch:**
 - 4.1 **Comments from the public** – Cllr Ginger exercised his right to speak as a member of the public and stated that he had been fully consulted as a neighbour and had found nothing wrong with the plans.
 - 4.2 **Discussion and agreement of Parish Council (PC) recommendation and comments** – the application was discussed. Resolved: that the PC recommend approval of the planning application (with no comments). Action: the Clerk to advise SCDC of the PC's recommendation.
5. **Planning Application S/0009/13/FL – 134 Church Street, Whaddon for an extension:**
 - 4.1 **Comments from the public** – a member of the public stated, that as a direct neighbour, he had no objections to the proposals. The Planning Committee noted that this member of the public was related to the applicants. Planning Committee members asked questions about access to the garden and re-positioning of the oil tank – these were answered by the applicants (also present).
 - 4.2 **Discussion and agreement of PC recommendation and comments** – Resolved: that the PC recommend approval of the planning application (with no comments). Action: the Clerk to advise SCDC of the PC's recommendation.
6. **Planning Application S/0046/13/RM – 132 Meldreth Road, Whaddon for approval of reserved matters re access, appearance, landscaping, layout and scale in respect of outline planning permission S/2500/11:**
 - 4.1 **Comments from the public** – two members of the public (neighbours from 134 Meldreth Road) said that they were happy with the proposals.
 - 4.2 **Discussion and agreement of PC recommendation and comments** – the application was discussed. Resolved: that the PC recommend refusal of the planning application with the following comments:
 - No consideration has been given to the treatment of the rising fountain at the front of the site – it has been ignored in the plans. In the previous PC comments we requested that this be preserved and kept on public view as it is part of the history of the village. We want to repeat this request.

- One of the conditions of the original outline planning permission was that the holly tree be protected but this has already been removed prior to this application being submitted.
- The proximity of the bungalow and house at the front of the plot will crowd the street scene in this part of the village. Could the bungalow be offset slightly to reduce the crowding and give more space to the individual properties? None of the other properties on this side of Meldreth Road front directly onto the street.
- It does not appear that Highways have been consulted about the position of the lay-by at the front of the plot. If a car is parked in the lay-by it would reduce the sight-lines of vehicles exiting the new properties onto Meldreth Road.
- Boundary treatment – the PC would prefer not to have a yew boundary. These can potentially grow very tall. Other boundaries along this road are deciduous.

Action: the Clerk to inform SCDC of the PC's recommendation and comments.

- 7. Proposed Solar PV development, land to South East of Hoback Farm, Wimpole – discussion and agreement of actions if necessary:** diagrams provided by TGC Renewables showing proposed site layout and photomontages of how the panels will be seen from selected viewpoints were discussed. Action: the Clerk to request a photomontage from the viewpoint of the footpath from Hoback Farm, Whaddon.

- 8. Items for next meeting – none requested**

The meeting closed at 8.47pm.