

PLANNING COMMITTEE

**Minutes of a meeting of the Planning Committee held on Monday 30 November 2020
via ZOOM**

	PRESENT: Cllr A Pallett (Chair), R Aitchison, P Lane, C Warner & G Dyer	
PL55/20	PUBLIC COMMENT TIME: None	
PL56/20	APOLOGIES FOR ABSENCE: Apologies were received from Cllr E Johnston. Cllr P Leonard & D Woricker were recorded as absent.	
PL57/20	DECLARATIONS OF INTEREST: None	
PL58/20	PLANNING DECISIONS (ECDC) RECEIVED IN MONTH & MINOR MATERIAL PLANNING MATTERS:	
	20/01229/TRE	13 Mill Corner Soham T1 Cypress – Fell. H1 Cypress Hedge – Fell. T2 Prunus – Reduce height by 2-2.5m, reduce spread by 1.5m, crown lift to clear 2.5m. APPROVED
	20/01184/TCON	28A Mereside Soham CB7 5XE To comply with condition (Tree topping, lopping and felling) of decision notice. APPROVED
	20/01182/FUL	65 East Fen Common Soham CB7 5JJ Proposed additions & alterations along with rendering of existing painted facing brickwork walls & covered link to adjacent double garage. APPROVED
	20/01183/FUL	5B Barway Road Barway CB7 5UA Proposed dwelling with associated garaging. APPROVED
	20/01290/TRE	St Andrews C of E Junior School Sand Street Soham T41 Oak – Reduce entire crown by 3m using coronet cuts. T39 Sycamore – Reduce lateral branches overhanging boundary line by 2m. APPROVED
	20/01110/FUL	40 Centre Road Soham Front porch extension and alteration to rear single storey extension & rear dormers. Alterations to roof lights to front elevation and reposition rooflights to front & side (part retrospective). APPROVED
	20/00853/FUL	4B West Drive Gardens Soham CB7 5EF Single storey conservatory/garden room extension with small observatory above, together with insertion of small window within apex of south facing gable of detached garage. APPROVED
	20/01094/FUL	11A Townsend Soham. CB7 5DD Proposed two storey 3 bed dwelling. APPROVED
	20/01194/FUL	7 Angle Common Soham CB7 5HX Proposed single storey bathroom extension. APPROVED
	20/01244/FUL	Broomstick Cottage 28 The Cotes Soham Extension forming kitchen REFUSED
	20/01262/FUL	17 Orchard Row Soham CB7 5AY Single storey garden games room / gymnasium. APPROVED
	20/01306/TCON	The Chestnuts 5D Broad Piece Soham To comply with Condition 9 (Tree Topping, Lopping & Felling) Of decision notice 00/01006/RMA. APPROVED
	20/01288/TPO	The Chestnuts 5D Broad Piece Soham T1 Horse Chestnut – Fell to ground level, species has the ability to become a large specimen and constant surgery to maintain its size is untenable. Tree is

			inappropriate for its location: T5 Cherry – Fell to ground level, species has the ability to become a large specimen and constant surgery to maintain its size is untenable. Tree is inappropriate for its location. APPROVED	
	20/01349/TRE	Recreation Ground Fountain Lane Soham	T10 Common Laburnum – Fell to ground due to splitting in main fork at 1m, risk of structural failure. T41 Common Horse Chestnut – Reduce over extended limb by approximately 10 – 15% (2-3m). T53 Common Yew – Crown lift to clear 2.5m high above footpath. APPROVED	
	20/01267/TCON	Soham Village College Sand Street Soham	To comply with Condition 5 (Tree Topping, Lopping & Felling) of decision notice 91/00063/FUL. APPROVED	
	20/01232/FUL	7 Churchgate Street Soham. CB7 5DS	Conversion of existing building into 4No. residential flats. APPROVED	
	CCC/20/051/FUL	North Angle Farm Angle Common Soham	Erection of Solar PV Panels and associated infrastructure and landscaping. APPROVED	
	20/01278/VAR	Site West of 57 Great Fen Road Soham	To vary conditions 1 (Approved drawings), 3 (External materials), 7 (Foul & surface water disposal scheme) 8 (Biodiversity) of previously approved 20/00874/FUL for proposed residential dwelling with attached double garage and hobbies room over, along with associated access, parking and site works. APPROVED	
	20/00843/FUL	17 Barway Road Barway	Extend dog kennel to make more room for storage and erect a garden shed (Retrospective) APPROVED	
PL59/20	NOTIFICATIONS:			
	STNN/20/125	The Butts Soham. Coronation Cottage 43 The Butts Soham		
	20/01145/FUL	NIAB Agrigate Research Hub Hasse Road Soham. Installation of a solar array and associated development. Put forward for inclusion in the ECDC Planning Committee Agenda for the meeting on 2 December 2020		
	STNN/20/137	The Butts Soham. Number 137B Mobile House The Butts Soham		
PL60/20	PLANNING APPLICATIONS:			
	ECDC planning number	Address	Description of works	Comments (Objection/other material planning comments)
a.	20/01294/FUL	47 Pratt Street Soham	Two storey side extension	No comment, no objections
b.	20/01270/FUL	18 Martin Close Soham CB7 5ES	Single storey extension to the side and rear aspects of the property to provide a utility room, entrance lobby, downstairs WC and kitchen extension.	Insufficient information provided to be able to make any comments
c.	20/01368/FUL	46A Hall Street Soham. CB7 5BW	Proposed two storey two bedroom end of terrace dwelling & single storey rear extension to 46A Hall Street	No comment, no objections
d.	20/01385/FUL	21 Great Fen Road Soham	Continued siting of a self-contained timber cabin (retrospective)	NOTED conditions regarding time constraints should be placed on any approval. No objections

e.	20/01445/FUL	5C Barway Road Barway CB7 5UA	Retrospective application for loft conversion to create 3 additional bedrooms.	No comment, no objections
f.	20/01452/FUL	Broadhill Farm 24 Northfield Road Soham	Proposed 60m x 30m all weather menage.	NOTED concerns regarding surface water drainage, storage of food stuffs and disposal of muck.
g.	20/01437/FUL	7 Townsend Soham CB7 5DD	Demolish existing rear single storey extension and replace with two storey and single storey rear extension	No comment, no objections
h.	20/01369/FUL	25 Fordham Road Soham	Single storey rear extension to form dining room and garage.	No comment, no objections
i.	20/01486/VAR	Land between 37 and 38 Great Fen Road Soham	To vary condition 1 (Approved plans) of previously approved 19/01229/FUL for proposed two storey dwelling, garage, parking, access and associated works.	No comment, no objections
j.	20/00540/FUL	58 Paddock Street Soham CB7 5JA	Construction of 3 bedroom detached dwelling – AMENDMENT – The amendment involves change on description, change in design of the dwelling.	No comment, no objections
k.	20/01428/FUL	80 The Butts Soham CB7 5AW	Replacement of existing glasshouse with larger unit in same site.	No comment, no objections
l.	20/01311/OUT	Land Rear of 7 & 7A Townsend Soham	Residential development of 4no. two storey dwellings, garaging, parking and access road and associated works	Concerns raised regarding access onto and off proposed development, very narrow access road and there appears to be little room for a visibility splay. Lack of privacy for properties around the boundary site of proposed development and noted contaminated land.
m.	20/01145/FUL	NIAB Agrigate Research Hub Hasse Road Soham	Installation of a solar array and associated development – AMENDMENT – The amendment involves reduced size for the generation and storage module.	No comment, no objections
PL61/20	OTHER URGENT PLANNING MATTERS: None			
PL62/20	DATE OF NEXT MEETING: Monday 25 January 2021, 1pm, Pavilion or Via Zoom			