

Minutes of the Planning Committee Meeting of Milton Parish Council held on Tuesday 24 July 2012 at 8.00pm in the Community Centre

Present: RJ Farrington (chair) JE Coston IF May HM Smith RT Summerfield
RLEW Waters: Trees Officer The asst clerk

Bellway Homes: Richard Gardner, Senior Land Manager [Item 4]
Steve Read, Design Specialist [Item 4]
Karen Beech, Bidwells (Bellway's land agent) [Item 4]
James Garland, Green Issues Communique [Item 4]

1. **Apologies for absence:** DJ Chamberlin, TA Drummond, M Hersom
2. **Declarations of Interest:** HMS – personal – member of SCDC Planning Committee
3. **Minutes:** the minutes of the planning meeting held on 2 July 2012 were approved.
4. **Bellway Homes presentation**

KB reported that, although Bellway has submitted the Reserved Matters application, there will be a separate application forthcoming which will deal with North Lodge as it is a listed building. Bellway has had numerous discussion with South Cambs District Council planners and expects a decision by 8 October on the Reserved Matters application. Bellway has also submitted a Discharge of Conditions application (S/1389/12/DC).

Football pitches: Councillors pointed out that the size of the football pitches has decreased from 90m x 50m to 80m x 50m. The size of the pitches had been a major issue in the parish's discussions with the previous developer, Urban Renaissance Villages (URV), and councillors pointed out that the parish required a minimum length of 90m for U17-U18. Bellway agreed to have another look at the size of the pitches with a view to re-instating the original 90m length.

Pavilion: The siting of the pavilion has changed due to the South Cambs planners' request that it form a focal point for the main road. The orientation of the pavilion vis-a-vis the pitches was discussed and councillors favoured having the Entrance Area/Meeting Space face the pitches. Bellway will have another look at the design and orientation of the pavilion in light of re-instating the pitches to 90m.

Permissive path: It was noted that the South Cambs Landscape Officer considered that a more informal approach could be adopted in place of the formal permissive footpath around the playing pitches since the whole area will be opened up to the public.

LEAP strategy: Councillors pointed out that emphasis should be placed on play equipment for the disabled. JEC offered to be involved with the LEAP design. HMS inquired as to the height of the bunds. Bellway agreed to get back to the parish on this.

Lake/landscaping: Bob Waters raised numerous issues concerning the lake and drainage. Bellway will offer three dates for parish council trees officers Bob Waters and Roger Day to meet with Liz Lake Associates and Ardent Consulting Engineers as well as South Cambs officers Rob Mungovan and David Hamilton to discuss the lake, tree and other landscaping and drainage issues. HMS was concerned about the raised level of the lake relative to the weir.

North Lodge: Bellway has discussed the North Lodge renovation at length with the South Cambs Conservation Officer and has prepared a Schedule of Works. Bellway is keen to submit an application for North Lodge in the near future. The North Lodge area is critical for the marketing of the site and Bellway intends to address the renovation as soon as possible.

Roads: HMS wondered whether there would be dedicated footpaths with kerbs. Bellway agreed to get back to the parish on this.

Public engagement: Bellway is keen to keep the village informed as to developments on the site and intend to distribute a newsletter to residents. Bellway will also send information to the Clerk who will forward it to village resident Paul Oldham who runs a village website.

Benches: Councillors advised Bellway of the benefit of having metal as opposed to wooden benches, especially considering the problem of vandalism.

Naming of the development: Bellway would like to name the development by 4 September. Repton Park was suggested. The Asst Clerk will email councillors for other suggestions.

5. New applications

S/1388/12/RM Bellway Homes Essex Ltd Former EDF Depot & Training Centre, Ely Road – submission of reserved matters (appearance, landscaping, layout and scale) for 89 dwellings (including affordable housing), restoration of Humphrey Repton Landscape, provision of formal and informal open space including sports pavilion and children's play equipment, provision of associated landscaping and improvements to existing access – **No recommendation; after a constructive and informative meeting with Bellway Homes representatives on 24 July, the parish council understands that Bellway will re-consult with South Cambs District Council planners to address the following issues:**

1. **Length of football pitches: the Bellway plan shows the pitches as 80m x 50m whereas the Urban Renaissance Villages/Helical outline approval called for pitches which are 90m x 50m. The parish requires a minimum of 90m as the pitches will be used for Youth U17-U18 as reflected in the Football Association Standards, Schedule 8 of the S106 Agreement.**
2. **Pavilion orientation/design: pavilion siting and design to be looked at in relation to reinstating 90m length pitches, specifically orientation of Entrance Area/Meeting Space and Window/Serving Hatch to pitches.**
3. **Lake/landscaping issues: Bellway will arrange for representatives from Liz Lake Associates and Ardent Consulting Engineers to meet onsite with parish council Trees Officers Roger Day and Bob Waters as well as South Cambs officers Rob Mungoven and David Hamilton to discuss various issues concerning the lake/landscaping to include drainage, raising the level of the lake, lining the lake, trees, plant species, etc**
4. **LEAP strategy: village need for play equipment for the disabled should be factored into the LEAP strategy. Both Cambridgeshire Mencap and East Anglia Children's Hospice (EACH) have facilities in the village whose clients would benefit.**

S/1440/12/LD Miss Katy Waller, FCC Environment Landfill Site, Butt Lane – application for a certificate of lawful existing use or development for the storage of skips on site – **No recommendation**

6. South Cambs District Council Planning Meeting on 1 August

S/0962/12/FL Mr A De Simone 33A Froment Way – change of use from annexe to separate dwelling – notice that planning application will be considered by South Cambs District Council Planning Committee on 1 August – **parish to send comments in objection to be read by District Councillor Hazel Smith**

7. Date of next meeting – 13th August (provisional)

The meeting ended at 9.30pm.

Signed.....

Date.....