



# EAST CAMBRIDGESHIRE DISTRICT COUNCIL

THE GRANGE, NUTHOLT LANE,  
ELY, CAMBRIDGESHIRE CB7 4EE  
Telephone 01353 665555

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## MEETING: PLANNING COMMITTEE

**TIME: 9:15am to 12:30pm (approx.) and from 4:00pm**

**DATE: Wednesday 7<sup>th</sup> September 2022**

**VENUE: Council Chamber, The Grange, Nutholt Lane, Ely CB7 4EE**

ENQUIRIES REGARDING THIS AGENDA: Caroline Evans

TELEPHONE: (01353) 665555 EMAIL: [caroline.evans@eastcambs.gov.uk](mailto:caroline.evans@eastcambs.gov.uk)

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## MEMBERSHIP:

### Conservative Members

Cllr Bill Hunt (Chairman)  
Cllr Christine Ambrose Smith  
Cllr David Brown  
Cllr Lavinia Edwards  
Cllr Lis Every  
Cllr Lisa Stubbs (Vice Chairman)

### Liberal Democrat Members

Cllr Matt Downey (Lead Member)  
Cllr Alec Jones  
Cllr John Trapp  
Cllr Gareth Wilson

### Independent Member

Cllr Sue Austen (Lead Member)

### Substitutes:

Cllr David Ambrose Smith  
Cllr Julia Huffer  
Cllr Josh Schumann

### Substitutes:

Cllr Charlotte Cane  
Cllr Simon Harries  
Cllr Christine Whelan

### Substitute:

Cllr Paola Trimarco

### Lead Officer

Andrew Phillips, Planning Team Leader

**Quorum:** 5 Members

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**PLANNING COMMITTEE MEMBERS TO MEET IN RECEPTION AT  
THE GRANGE ON TUESDAY 6<sup>th</sup> SEPTEMBER AT 12:25PM  
(Please note, site visit timings are approximate.)**

## AGENDA

- 1. Apologies and Substitutions** [oral]
- 2. Declarations of Interest** [oral]  
To receive declarations of interest from Members for any Items on the Agenda in accordance with the Members Code of Conduct.

### 3. Minutes

To receive and confirm as a correct record the Minutes of the Planning Committee meeting held on 6<sup>th</sup> July 2022.

### 4. Chairman's Announcements

[oral]

### 5. 21/00291/OUM

Outline application for the demolition of existing buildings and erection of up to 210 dwellings (including self-build and affordable housing), 1 community building, and associated infrastructure. All matters reserved except access.

Location: Downfield Farm, Fordham Road, Soham, Ely

Applicant: Vistry

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QOXS3JGGFSF00>

Site visit: Tuesday 6<sup>th</sup> Sept 3:35pm

### 6. 21/00418/FUL

Residential development of 6 dwellings with associated landscape works.

Location: Land To The West Of 75-91 The Causeway, Burwell

Applicant: Luna Developments (Red) Ltd

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QQ2JOYGGGNI00>

Site visit: Tuesday 6<sup>th</sup> Sept 1:40pm

### 7. 21/00703/VAR

Variation of condition 1 (Approved plans) of previously approved 19/00887/FUL for Construction of 4no. single storey dwellings with garaging, parking & associated site works - phased development.

Location: Land Adjacent To 2B Moor Road, Fordham, Ely

Applicant: ALN Carpentry & Joinery Ltd

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QSMGX8GGIEY00>

Site visit: Tuesday 6<sup>th</sup> Sept 2:10pm

**THE MEETING WILL ADJOURN AFTER ITEM 7 AND RECONVENE AT 4:00PM.**

### 8. 22/00127/VAR

To vary Condition 1 (Approved plans), 17 (Rooflights), and 20 (Water sprinklers) of previously approved 19/01439/FUL for Construction of one and half storey detached dwelling with new access.

Location: Land To East Of Orchard Cottage, 11 Chapel Lane, Reach, CB25 0JJ

Applicant: Mr & Mrs Blocksage

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R6QP65GGKSV00>

Site visit: Tue 6<sup>th</sup> Sept 1:20pm

**9. 22/00431/FUL**

Re-build of barn to form new dwelling

Location: Redtile Farm, Fen Lane, Swaffham Bulbeck, CB25 0NH

Applicant: Mr R Wedd

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RA61ERGGFK400>

Site visit: Tuesday 6<sup>th</sup> Sept 1:00pm

**10. 22/00459/FUL**

Demolition of existing extension and erection of single storey extension and associated works

Location: 47 West Street, Isleham, CB7 5SD

Applicant: Mr Kevin Hall

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RAC2QJGGFR300>

Site visit: Tuesday 6<sup>th</sup> Sept 3:10pm

**11. 22/00462/FUL**

Erection of four market dwellings, garages, parking spaces, hard and enhanced soft landscaping, access and all other associated infrastructure (see 21/01636/FUL) (part-retrospective).

Location: Land Accessed Between 2 And 4 Fordham Road, Isleham, Cambridgeshire

Applicant: Bloor Homes

Public Access Link: <http://pa.eastcambs.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RAC39SGGFR700>

Site visit: (No visit required.)

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**NOTES:**

1. Members of the public are welcome to attend this meeting. Please report to the main reception desk on arrival at The Grange. Visitor car parking on-site is limited to 1h but there are several free public car parks close by: <https://www.eastcambs.gov.uk/parking/car-parks-ely> The maximum capacity for meetings in the Council Chamber has been set by the Fire Officer at 100 persons. Allowing for Member/Officer attendance and room layout constraints this will normally give a capacity for public attendance of 30 seated people and 20 standing. Public access to the Council Chamber will be from 30 minutes before the start of the meeting and, apart from for registered public speakers, is on a "first come, first served" basis.
2. The meeting will also be livestreamed on youtube for public viewing. The link will be available from the meeting webpage in advance of the meeting: <https://www.eastcambs.gov.uk/meetings/planning-committee-07092022> Please be aware that all attendees, including those in the public gallery, will be visible on the livestream.
3. The Council has a scheme to allow public speaking at Planning Committee. If you wish to speak on an application being considered at the Planning Committee please contact Caroline Evans, Democratic Services Officer for the Planning Committee [caroline.evans@eastcambs.gov.uk](mailto:caroline.evans@eastcambs.gov.uk), to register by 10am on Tuesday 6<sup>th</sup> September. Alternatively, you may wish to send a statement to be

read at the Planning Committee meeting if you are not able to attend in person. Please note that public speaking, including a statement being read on your behalf, is limited to 5 minutes in total for each of the following groups:

- Objectors
- Applicant/agent or supporters
- Local Parish/Town Council
- National/Statutory Bodies

A leaflet with further information about the public speaking scheme is available at <https://www.eastcambs.gov.uk/committees/public-speaking-planning-committee>

4. The Council has adopted a 'Purge on Plastics' strategy and is working towards the removal of all consumer single-use plastics in our workplace. Therefore, we do not provide disposable cups in our building or at our meetings and would ask members of the public to bring their own drink to the meeting if required.
5. Fire instructions for meetings:
  - If the fire alarm sounds please make your way out of the building by the nearest available exit i.e. the back staircase or the fire escape in the Chamber. Do not attempt to use the lifts.
  - The fire assembly point is in the front staff car park by the exit barrier.
  - The building has an auto-call system to the fire services so there is no need for anyone to call the fire services.

The Committee Officer will sweep the area to ensure that everyone is out.

6. Reports are attached for each agenda item unless marked "oral".
7. If required, all items on the agenda can be provided in different formats (e.g. large type, Braille or audio tape, or translated into other languages), on request, by calling Main Reception on (01353) 665555 or e-mail: [translate@eastcambs.gov.uk](mailto:translate@eastcambs.gov.uk)
8. If the Committee wishes to exclude the public and press from the meeting, a resolution in the following terms will need to be passed:

"That the press and public be excluded during the consideration of the remaining item no(s). X because it is likely, in view of the nature of the business to be transacted or the nature of the proceedings, that if members of the public were present during the item(s) there would be disclosure to them of exempt information of Category X of Part I Schedule 12A to the Local Government Act 1972 (as amended)."

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