

MINUTES OF THE PLANNING COMMITTEE MEETING OF ST NEOT PARISH COUNCIL HELD IN THE VILLAGE HALL SOCIAL CLUB MEETING ROOM, ST NEOT ON WEDNESDAY, 10th APRIL 2024 AT 7PM

Present: Councillors H Bunt (Chair), T Hooper, C Smith, D Glanville, G Rogers and M Rowe.

Mr and Mrs Dawson
PCSO S Edsner
Sue Blaxley, Clerk

The Chair opened the meeting at 7pm. He confirmed that no one was recording the meeting.

Public Participation

Mr and Mrs Dawson spoke in respect of the planning application on the agenda. They explained that they have fostered children for 30 years and that they are currently fostering 4 children from the same family. They said that, currently, two girls are sharing a bedroom, and a baby is sleeping in their bedroom. They said that they want to keep the 4 children together so require additional bedrooms so the children can have their own rooms.

1. Apologies

Apologies were received and accepted from Councillor T Thrussell.

2. To confirm the minutes of the meeting held on Wednesday 13th March 2024

The minutes of the meeting held on Wednesday 13th March 2024, having been previously circulated, were agreed as an accurate record.

3. Declaration of interest in items on the agenda

Councillor D Glanville declared a prejudicial interest in planning application PA24/01107.

Councillor D Glanville, having previously declared an interest, left the meeting during discussion of the following planning application.

4. Planning Applications

To receive and consider the following planning applications:

PA24/01107 - Extension to provide additional bedrooms at Lower Langdon Cottage, St Neot

Councillor T Hooper said there is one public comment on the planning portal stating that they have no objection to the application but expressing other concerns about the capacity of the sewage tank on the site and the water runoff into the neighbouring dwelling. She said that the following policies in the CLP are applicable

when considering this application: Policy 1 (Sustainable Development); Policy 3 (Role and function of places); Policy 12 (Design and character of the proposal); and Policy 23 (preservation of AONB).

Councillor M Rowe said that the proposed development blends into the countryside and the landscape. He said that clarity should be sought as to whether the existing septic tank is big enough to accommodate the expansion of the dwelling. He said that the surface water runoff down the lane has probably always been an issue so is not relevant to consideration of this application. The Chairman said there is clearly a need for the additional bedrooms. He said the position of the septic tank should be clarified. Councillor G Rogers said the proposed development complies with planning policies and whilst the building will be increased in size, no additional people to those currently in residence will occupy the dwelling so it will not affect the septic tank. Councillor C Smith said the proposed development is an acceptable design and will not result in an increase in footprint of the dwelling, given that the proposal is for a second storey to be added to an existing part of the dwelling. It was proposed by Councillor M Rowe and seconded by Councillor C Smith that the application be supported. All Councillors voted in favour of the proposal.

Councillor D Glanville returned to the meeting.

5. Date of Next Meeting

To be arranged.

There was no further business and the meeting was closed at 7:10pm.