

Minutes from the Foxton Parish Council Planning Committee meeting on Monday 18th January 2021 via Google Hangouts

Present: Caroline Ilott, Sheryl Williamson, Andy Brown and Peter Howell plus 1 member of the public.

1. Declarations of interest - none

2. Minutes of Planning meeting on 7th October 2020 and matters arising.

The minutes were declared a true record of the meeting with no matters arising.

3. Planning applications to be considered

A) Ref: 20/06160/HFUL – Two story extension and front porch at 12 Malting Lane, Foxton, CB22 6SS.

Foxton Parish Council recommend refusal for this application for the following reasons:

- 1. Overdevelopment – the previously refused application (S/3810/19/FL) for a similar extension showed an extension building length of 4.5 metres from the existing property stretching into the back garden. The current extension has reduced the overall length by 0.5 metres, but would still take up a large portion of the garden and not be in keeping with the modest rear extensions of the other properties in this small terrace. The whole extension will not be in keeping with the relatively simple form of the existing early 19th century cottage and will be inappropriate due to bulk, size, mass, form and design.*
- 2. Conservation Area – The proposed grey aluminium windows would be out of keeping with the predominately wooden windows of the other Malting Lane properties in this conservation area. The proposed porch is also out of keeping with the neighbouring attached cottages. No other property in the row has one and it would fail to preserve the distinct character of this part of the conservation area.*
- 3. Overshadowing of neighbouring property garden – the height of the proposed extension could have detrimental repercussions on the garden at No 8 Malting Lane. The white render finish on the extension*

could mean that in the morning there will be potential heat and light reflection and potential overshadowing in the afternoon. Architect software to show the overshadowing potential should be requested by the planners. The fact that some of this garden is below the fence line, must also be taken into account.

4. *Trees – the current extension, although a little shorter could still have a detrimental effect on the large TPO tree in the corner of the garden. Foundations etc could affect the root zone.*
5. *Effect on existing dwelling – the new design of the proposed rear extension has had some cosmetic changes but has not significantly changed in size and scale from the previous refused extension application and the design would still result in significant harm to the character and appearance of the existing dwelling and would fail to preserve or enhance the area's historic environment.*

4. Planning Matters still outstanding

No decisions as yet on a) 20/02613/REM -2 dwellings at 1 Cambridge Road
b) Conversion of barn at Moores Farm, Fowlmere Road into 2 dwellings and nothing from Enforcement on the Car Wash on Cambridge Road.

5. Update on Local Plan and Call for Sites

SCDC are sending a survey on the Call for Sites for the Parish Council to be able to lodge views on the proposed sites within the parish.

The meeting ended at 5.35pm.