

## Notes on Consultative Committee April 23rd 2015

### Roadworks:

1) We heard the work on site for the A 10 access will take about 8 weeks, so that the carriageway work is expected to start at the beginning of July. This should take approximately another 8 weeks, taking us till the end of August.

As designed at present, there is no right turn into or out of the sports field access. Apparently this was set in 2007/8, and needs modification which the Parish Council is trying to achieve. There will be traffic lights at the access and a pedestrian crossing to the Harston side of the access.

### 2) Landscaping of boundary:

The four mature trees on Church Road are to remain (chestnut, yew and scots pine), as is the ash at the corner of Hauxton Gap.

The earth mound on Church Road from which trees were removed earlier is destined for demolition as it is the position of the site access.

The shrubby growth along Church Road and the south part of the A 10 boundary will be coppiced in the Autumn. Some new trees will also be planted here (A 10).

There will be a "living fence" - made of hedging - planted between the pumping station and the A 10, as here some of the embankment must be removed to make room for the pumping station.

On completion of the development the main frontage will be landscaped with tree planting (not yet decided.)

Work coppicing the river corridor will also take place in the Autumn.

### 3) Drainage of surface water on site

This still goes mainly into the lagoon and is pumped to the waste water treatment site, but there is now one drain going directly into the Riddy. The lagoon will stay until the other drainage through swales is arranged as the development progresses northwards. The lagoon is expected to be there for something less than 3 years.

4) The River Corridor work (swales etc) needs some permissions still to be granted from the EA (near the Cam) and from the County Council (near the Riddy.)

5) The officer from the Environment Agency stated that responsibility for maintenance of the banks of the Cam and the Riddy lies with the riparian owners, (owners of the land either side), not the EA.

6) There is a footpath deviation application in around the house planned at the north east of the site marked with blue posts and spray paint. It has not yet been fully approved. The current path goes through where that house's garden lies.

7) Progress is being made on engaging partners for the Extended Care accommodation (Phase 2.)  
and for sale of the Mill and associated buildings

8) The two Phase 3 mutually exclusive plans for residential accommodation (block of flats and small houses applications) were submitted without prior consultation because the time expiry for Outline Permission was the end of February. We (local representatives and SCDC Planners) urged Redrow to consider making the whole of the commercial area a shop with adequate parking and possibly accommodation over it.

9) The house next to the southeast boundary, on Church Road, is to be built 1 metre from the stems of the hedge. Redrow will trim their side of the hedge.

10) The house levels on Church Road are as approved and there will not be a significant slope up onto the site.

11) Plans for the Waste Water Treatment Plant site:

The road access from the A 10 remains a significant problem for the proposed development.

A planning application for remediation of the site will soon be submitted to SCDC when all reports from the ground are in.

The ecology of the wildflower meadow etc had been approved by Rob Mungovan (SCDC Ecology Officer).

A pedestrian bridge crossing the A 10 between the Mill footpath and the new site/ new cycle path will not be possible from Harrow, who do not own all the land needed for the footings. It was noted this is an unsafe point to cross.

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