



MINUTES OF THE MEETING OF
FOWLMERE PARISH COUNCIL PLANNING COMMITTEE
held in the Pavilion Room, Fowlmere Recreation Ground & Village Hall on
THURSDAY 6th August 2026 at 19:30

PRESENT: Cllr Baker-Oxley (19:34), Cllr Brock (in the Chair), Cllr Fulton, Cllr Mulholland,
IN ATTENDANCE: The Clerk and 0 members of the public.

BUSINESS TO BE TRANSACTED

In accordance with LGA 1972 schedule 12 10(2) (b) which states that business must be specified.

26/P58 Apologies for absence (LGA 1972 s 85(1))

Cllr Hobro (personal commitments); It was proposed to accept the apology

Proposed by: Cllr Mulholland

Seconded by: Cllr Fulton

motion passed

Absent: Cllr Collinson

26/P59 Declarations of interest & requests for dispensations in agenda items (Localism Act 2011 s 31 s33)

None declared

26/P60 Minutes of Previous Meeting ([click here](#)) (in accordance with standing order 12a)

Proposal: That Fowlmere Parish Council Planning Committee agree the minutes of the Planning Committee meeting held on 7th July 2026

Proposed by: Cllr Mulholland

Seconded by: Cllr Fulton

motion passed

The minutes were signed by Cllr Brock (Chair)

26/P61 Chairman's Item (Information Only)

The Local Cambridge Local Plan is out for submission.

For information only: application from GenTwo for the submission of details of conditions looking at the arrangement and management of the streets on the site itself, (not about controlling parking).

26/P62 Public Participation Session (up to 15 minutes).

Open Forum to provide an opportunity for members of the public to raise questions and to comment on any items that are on the current agenda.

There was none.

26/P63 Planning Applications [application numbers are clickable links]

To review current and live planning applications within the Parish of Fowlmere, as found on the Greater Cambridge Planning Portal [website](#) and to authorise both the Chair and Vice-Chair of the Planning Committee to draft and finalise the Parish Council's submissions.

Please note that, due to the 21day cycle operated by SCDC, applications received following the issue of the agenda may be considered and can be viewed on the Greater Cambridge Planning Portal ([click here](#))

a) 26/02683/S73 - The Butts Business Centre The Butts Fowlmere Cambridgeshire SG8 7SL

S73 to vary condition 2 (Approved plans) of planning permission 23/01307/FUL (Creation of new business park area to replace the existing buildings, to include for 12 No. light industrial units, business centre building, cafe, storage/ manufacturing facility with associated external works) change of structure to a regular portal frame structure, materials to include a low brick plinth with horizontal insulated cladding panels between and insulated ribbed/ seamed panels to the roofs within each building and exclude first floor mezzanines and stairs from the plans.

- Original Application was in 2023; the main points of FPC's submission was the design of the buildings made them look like town houses rather than light industrial units. This application was granted permission.
- Updated design is much improved; looks more light industrial
- Café is slightly bigger, barn is smaller, same number of units but roof line has changed, more cycle racks, and more landscaping. Worth checking the intention is for both staff and public access.
- The functionality of the site hasn't changed.
- Employment sites in the village are a positive.
- Seating outside the cafe is to look out onto The Butts, with potential landscaping in this area
- The PC should look to engage with the development and see what landscaping improvements could be achieved in that corner of the Butts side to the mutual benefit of the project and residents alike.
- Road signage in the centre of the village to the industrial estate could be improved to help prevent delivery vehicles going towards the Butts.

Proposal: No objections to the application; To look to engage positively with the developer over potential improvements to both the adjoining corner of the Butts and road signage to the industrial area.

Proposed by: Cllr Mulholland

Seconded by: Cllr Baker - Oxley

motion passed

26/P64 s.104 Agreement (Pumping Station works Shaw Close)

To discuss and make recommendations to Full Council.

- A long document, with a combination of uncertainties.
- If they want Fowlmere Parish Council to sign the document, it was a suggestion to get external legal advice, at their expense.
- The history of the contact regarding the installation of the sewer in late 2021/early 2022 was discussed.
- Contact to be made with Anglian water and to ascertain the original agreement that was signed, for works to the drains in 2021/22.

26/P65 Updates on compliance/enforcement cases

a) The Swan House Inn (update from SCDC)

Update from Compliance Officers:

"SCDC Officers have made the sales agent aware of the potential lack of watertight roof covering over part of the roof and thanked members of the Parish Council for raising this to their attention. At present there is no update on the sale status of the building; Officers have requested an update and will liaise with the Clerk when one is received. At present the building is not in a condition that would justify the use of any other powers, but this will be kept under review"

b) 25/01420/FUL - Land To The North Of Shepreth Road, Fowlmere, (refused permission)

Change of use to Use Class C3 with ancillary equine use to include the erection of two stables and two residential Gypsy / Traveller pitches each containing two static caravans and up to three touring caravans on each pitch, refurbishment and extension of existing hardstanding and ancillary works.

Update from Compliance Officers:

"An appeal on the enforcement notice was received before the deadline. The Appeal will follow due process and the notice is in abeyance until the outcome of the appeal."

c) 25/01749/FUL - Land North Of Water Treatment Works, Chrishall Road, Fowlmere. (enforcement notice issued)

Retrospective change of use of land to a residential caravan site to provide accommodation for two Gypsy / Traveller families through stationing of 2 static caravans and two touring caravans on the land and ancillary works.

Update from Compliance Officers:

"The time for compliance with the notice, has now passed. The Council (SCDC) will be considering the next steps of action in respect of this site. Occupiers have been in touch with planning colleagues in recent weeks about any next steps they can take with planning - advice is currently ongoing and agent is now corresponding. The Occupiers of the land do not appear to have any intention of complying with the notice issued. The Council SCDC has issued the enforcement notice, which is the only action it could have taken in this instance."

For information:

Where a notice is not complied with the Council (SCDC) has three options in which to secure compliance with an extant notice.

- 1. Prosecution: Failure to comply with a notice is a criminal offence for which responsible parties can be prosecuted. The courts do not have the power to require the works be completed, only issue fines for the offence not complying.*
- 2. Direct Action: The Council (SCDC) can carry out the works specified in the notice in default of the responsible persons not complying with the notice. The cost of the works falls on the Council (SCDC) and those costs can be recouped where possible by applying charges on the land subject of the action.*
- 3. Apply for injunctive relief from the High Court to secure compliance with the enforcement notice by the responsible persons.*

All the steps above will require all the requirements of the notice and timescales to have not been complied with in time before they can be progressed by the Council(SCDC). A breach of the entire requirements of the notice will need to have occurred.

The compliance team is considering what further action it may take next in this matter once the compliance time has passed (October 2026)"

Meeting was closed at 8.19 pm.