

Core Documents list

APPELLANTS

Matthew Shellum Proof of Evidence – Planning

Gideon Lemberg Proof of Evidence – Design

COUNCIL

Karen Pell-Coggins Proof of Evidence – Planning and Neighbour Amenity

Elizabeth Moon Proof of Evidence – Design and Character

James Fisher Developer Contributions CIL Compliance Statement

Karen Pell-Coggins Rebuttal of Appellants Proofs of Evidence – Planning and Neighbour Amenity

Elizabeth Moon Rebuttal of Appellants Proof of Evidence – Design and Character

CORE DOCUMENTS

Section A- Planning application documents reference 21/05276/FUL

CDA1	Application form
CDA2	Drawings
	400/40GS/PA00 Location Plan
	400/40GS/PA01 Site Plan
	400/40GS/PA02 Ground Floor Plan
	400/40GS/PA03 First Floor Plan
	400/40GS/PA04 Second Floor Plan
	400/40GS/PA05 Roof Plan
	400/40GS/PA06 Elevations 3
	400/40GS/PA07 Elevations 3
	400/40GS/PA08 Elevations 3
	JBA 21- 312 SK02 Rev. A Landscape Strategy
CDA3	Planning Statement
CDA4	Fleet Appeal decision 3248204
CDA5	Basingstoke Appeal decision 3261194
CDA6	Retirement Living Explained
CDA7	Healthier and Happier
CDA8	Silver Saviours
CDA9	Housing Markets and Independence in Old Age
CDA10	Design and Access Statement
CDA11	Response to Urban Design comments
CDA12	Visually Verified Montages and CGI Image
CDA13	Affordable Housing Statement
CDA14	Marketing Report
CDA15	Office Tenant Plan

CDA16	Note on Vacant Building Credit
CDA17	Transport Statement
CDA18	Transport Note
CDA19	Visibility Splay Plan
CDA20	Sustainability Statement
CDA21	Noise Impact Assessment
CDA22	Flood Risk and Drainage Technical Note
CDA23	Drainage Layout Drawing May 2022
CDA24	Response to Drainage comments
CDA25	Desk Study Appraisal
CDA26	Ecological Assessment
CDA27	Heritage Statement
CDA28	Statement of Community Involvement

Section B- Local Planning Policy and Guidance

CDB1	South Cambridgeshire Local Plan 2018
CDB2	District Design Guide - Adopted March 2010
CDB3	Landscape in New Developments - Adopted March 2010
CDB4	Affordable Housing - Adopted March 2010
CDB5	Open Space in New Developments - Adopted January 2009
CDB6	Cambridgeshire Flood and Water - Adopted November 2016
CDB7	Greater Cambridge Housing Strategy 2019
CDB8	South Cambridgeshire Village Services and Facilities Study 2014
CDB9	South Cambridgeshire Recreation and Open Space Study 2013
CDB10	South Cambridgeshire Community Facilities Assessment 2009
CDB11	Older People's Housing, Care and Support Needs in Greater Cambridge 2017-2036 (Sheffield Hallam University)
CDB12	The Greater Cambridge Housing Trajectory and Five Year Housing Land Supply Report (1 April 2022)
CDB13	Housing Delivery Test 2020

Section C- National Planning Policy Documents and Guidance

CDC1	National Planning Policy Framework
CDC2	National Design Guide
CDC3	National Model Design Code
CDC4	National Planning Practice Guidance Housing for Older and Disabled People, Planning Obligations, Use of Planning Conditions
CDC5	Meeting Housing Demand: Built Environment Committee (Jan 2022)
CDC6	Government Response to Built Environment Committee (March 2022)
CDC7	Planning Obligations: Good Practice Advice (April 2022)
CDC8	HAPPI Report 2009

Section D- Other Documents

CDD1	Meldreth Appeal decision 3223691
CDD2	Cottenham Appeal decision 3187048
CDD3	Bury Appeal decision 3242597

CDD4 Railway Tavern, Great Shelford Appeal Decision 2155355
CDD5 Officer's Report to committee 16 June 2022
CDD6 Statement of Common Ground 24 June 2022
CDD7 Draft Legal Agreement
CDD8 Diss Appeal Decision 3279754