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I.0 RELEVANT PLANNING POLICIES

Cambridgeshire Structure Plan (adopted October 2003)

PI/2 Protection of sites of archaeological historical or architectural value.

P7/6 Local authorities will protect and enhance the distinctiveness of the historic built environment.

South Cambridgeshire Local Plan (adopted February 2004)

This section summarises the main Local Plan policies that are relevant to Conservation Areas.

HG10 The design and layout of residential schemes should be informed by the wider character and context of the local townscape and landscape.

HG12 Extensions and alterations to dwellings should be in keeping with local character.

EM6 Small scale employment in villages.

SH6 Resistance to loss of shops in villages.

CS7 Utility companies to be urged to place pipes, fibres, wire and cables underground where this would not have unacceptable environmental impacts.

CS8 location of telecommunications installations to minimise visual impact.

CS9 Protection of village pubs and recreational facilities.

EN1 Importance of maintaining character and distinctiveness.

EN4 Protection of the historic landscape, whether or not they are statutorily designated.

EN5 Retention of trees and hedges in new developments.

EN15 Protection, preservation and enhancement of known and suspected sites of archaeological importance.

EN16 Public access to archaeological sites and records.

EN17 Building preservation notices and spot listing of buildings of archaeological or historic interest to protect unlisted buildings.

EN18 Presumption against demolition of listed buildings.

EN19 Recording and salvage if consent for demolition is granted.

EN20 Unsympathetic extensions to listed buildings.

EN21 Preservation or salvage (including public record) of fabric or features of listed buildings where consent for extensions or alterations is granted.

EN22 Imposition of conditions to protect the fabric and character of buildings.

EN23 Preservation of the character of roofs of listed buildings, in particular long straw and gault clay roofs.

EN24 Use of planning powers to secure the sound repair of listed buildings.

EN25 Maintenance of register of 'buildings at risk'.

EN26 Considerations to be applied when considering the conversion of listed buildings to new uses.

EN27 Applications for planning permission and Listed Building consent will not be considered separately.

Requirement for the consideration of listed building applications and planning applications, including the need to consider the full effects of proposals on the building and its setting.

EN28 Requirement to submit illustrative and technical material to allow the impact of proposals affecting a listed building, its curtilage and wider setting.

EN30 Requirement for applications for planning permission in Conservation Areas to be accompanied by sufficient details to allow their impact to be assessed.

EN31 High quality of design, planting and materials connected with landscaping of developments in Conservation Areas.

EN32 Controls over consent for demolition of buildings in a Conservation Area.

EN33 Salvage of materials and pictorial record if consent for demolition in a Conservation Area is granted.

EN34 Retention of the character, materials, features and details of unlisted buildings in Conservation Areas.

EN35 Restrictions of permitted development rights to safeguard elements of the character of Conservation Areas.

EN36 Control over external cladding which affect the character of Conservation Areas.

EN37 Control over location and design of meter boxes on listed buildings.

EN38 Need to retain traditional shopfronts and their details.

EN39 Controls over design of advertisements and signs on listed buildings and in Conservation Areas.

EN40 Controls over design of advertisements and outside Conservation Areas. Area of Special Control is in place.

EN41 Coordination of planning permissions and consent for demolition or felling of trees in Conservation Areas.

EN42 Promotion of enhancement schemes in Conservation Areas.

EN43 Statutory undertakers and utility companies should consult and seek to agree works in Conservation Areas.