

Cambridge Past, Present & Future

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Development Control
Cambridge City Council
Guildhall
Cambridge
CB2 3OJ

FAO: Sarah Dyer

8 February 2012

Dear Sarah,

Ref: 11/1537/REM | Approval of reserved matters for phase 1B of the CB1 masterplan, comprising blocks M3 and M4 for 235 student units | Station Area Redevelopment Land Between Cambridge Station And Hills Road - CB1 Station Area Cambridge

With reference to the above application, CambridgePPF would like to make the following comments:

- It appears that some of the development may extend beyond the footprint allowed within the outline approval. We think that it is important to resist “creep” by the developers and strict observance of the outline permissions should be enforced unless exceptional need can be shown or can be “balanced” elsewhere within the development.
- There appears to be little privacy afforded to the future occupants of the flats and some form of screening should be included in the design at ground level.
- We would ask that it be ensured that all the windows be capable of being opened by the occupants in order that adequate natural ventilation is available.
- We would ask that clean rooflines be maintained; without protruding service machinery or other clutter being visible.
- The level of sustainable energy generation is unclear, with no communal power plant included in the design.

If you have any queries regarding this letter please do not hesitate to contact me.

Kind regards



Carolin Göhler

Cambridge Past, Present & Future — a local charity with over 1,700 members working to keep Cambridge and its surroundings special by positively influencing planning developments, delivering environmental education and managing the green spaces and historic buildings in its care — for the benefit of all.

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