

Community Group Meeting
Minutes of the meeting held on Wednesday 28 May 6.30pm
At Gravel Hill Farm Community Room

Those present

John Chaplin Storey's Way Residents Association, Chair (JC)
Janet Bunker, Parish of the Ascension, (JB)
Ann Mullinger, Windsor Road RA (AM)
Morcom Lunt, North Newnham Residents Association and Federation of Cambridge Residents Association (ML)
Sarah Christensen, Lansdowne Road (SC)
Eric Marland, Parish of the Ascension (EM)
Fiona Cornish, NAFRA (FC)
Hester Wells, Cambridge Cycling Campaign (HW)
Cllr John Reynolds (JR)
Cllr John Hipkin (JH)

Guest

Nick Milne, Cambridgeshire County Council – Cambridgeshire Considerate Constructors Scheme

Contractors

Shaun Sheppard, Skanska (SS)
Michael Grogan, Skanska (MG)
Sandra Nicholls, Skanska (SN)

University

Heather Topel (HT)
Biky Wan (BW)

Apologies

Dave Allen
Carolin Gohler
Aaron Walker
Clare Macrae
Hugh Taylor, NAFRA
Bob Dawson, NAFRA
Helen Hutchinson, Windsor Road RA
Cllr Thomas Bygott
Cllr Douglas DeLacey
Cllr Philip Tucker

- 1. Introductions were made and apologies as noted**
- 2. The minutes of the meeting were agreed**
- 3. HT gave an update on the Project and questions were raised**

(HT) Since the last meeting, planning has been approved for lots 3 and 8 (University homes) and 7 (community centre). The school application (lot 6) has been submitted and will be determined in July, with an opening date for September 2015. Lot 4 (University family homes) will be submitted this month. The University is currently selecting the market housing developers who will need to adhere to the design code and undertake consultation and discussion with the local authorities.

Q: What standard of homes will be applicable for the market housing? (ML)

A: (HT) The market housing will reach Code 5 for Sustainable Homes. The University will approve the designs of the architects. The University lots will be built to Lifetime homes standard, adapting as needs change.

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Q: Is there a range of ages across the demographic for the development site that will be encouraged? (ML)

A: (HT): The profile for University staff is generally younger and they will be at the start of their careers, possibly with young families. There will be no age restrictions on the market housing. There will also be a senior living facility.

(HT) Primary School: Consultation has taken place that is part of the University's application for a funding agreement to be established with the Department for Education. There was positive support and the consultation will be made available on the website for interested parties. The governing body has been established and a Headteacher is being recruited. The school will open in year 1, September 2015 in phases, taking in children at key stage 1 (reception, years 1 and 2); from year 2 the school will accept children at all year groups and open up gradually.

Q: What is the catchment area for the school? (FC)

A: (HT) A 2.3 Form Entry (FE) school will serve the development area, but the primary school will be built to be a 3FE school which will provide additional capacity. The catchment area will be agreed with the County Council and is likely to be centred around North West Cambridge and West Cambridge. The admissions policy will be set out in August 2014 for September 2015 intake.

Q: Do you have an understanding of the turnover of people to the site on an annual basis and its impact on the school? (JR)

A: (HT) We estimate that the annual turnover of people occupying University homes will be approximately a third of the tenants. The Consultant Head recognises this as an issue and measures will be put in place to manage any particular matters, for example English as a second language.

Q: How many years will it take before you offer a class in each year group? (JR)

A (HT): 2 years.

Q: Who will manage the Nursery? How will you tender the Nursery provider? Will it be a Nursery for University members? (JH)

A: (HT): There are two nurseries on site. The early years provision within the school building will be managed by the School Trust. The Day Nursery in the Community Centre building will open after the Community Centre is opened. It has not yet been decided on how it will be operated and managed and who can apply for places.

4. SS and MG gave a progress update about works onsite (Madingley Road Junction, Huntingdon Road Junction, Earthworks and Infrastructure. (See Slides for detail)

Q: Is it possible for Huntingdon Road junction to link better with the Darwin Green junction, in terms of the traffic flow and timings to reduce the lay time? There is a lot of history around the coordination around the junctions. (JR)

A: (HT) The Scoot and Mova methods that will be employed with the signalisation should provide better coordinated movement, but we will raise your concerns about current delays back to the team and the County.

Q: Can the traffic lights be situationally aware - pedestrians and cyclists should be given priority, not just vehicles, especially in the winter. (ML)

A: (HT) We will raise this with the County Council

Q: How are your conversations progressing on the new road / cycling layouts for Huntingdon Road? The news today was plans would be deferred (JR).

A: (HT) We met with officers after the consultation period and will continue to discuss and coordinate.

Q: The Huntingdon Road junction is hostile for cyclists and we raised objections at planning – what can be done to improve the situation? (HW)

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A: (HT): The Huntingdon and Madingley Road junctions that are being built have been approved and were done so in consultation with officers and other stakeholders so it is important to be practical about what options are available to reconsider at this point in time. We welcome the opportunity to discuss the junctions with that are in future phases, i.e. the Madingley Rise and Huntingdon Road West junctions, with you and others.

Q: When will the primary road be adopted? (HW)

A: (HT) Discussions about the road adoption date are on-going. It will be used before adoption and the works should be complete by March 2015.

Q: Is there a name for the road?

A: At the moment we are just referring to it as the "Primary Street". There will soon be naming opportunities online for people to contribute and make suggestions.

Q: I am concerned about the traffic management on Madingley Road – the double crossing points for pedestrians on a road at 40 mph are dangerous and with a small refuge point. The railings are too close together and visibility is challenging. (SC)

A: SS: The traffic management was looked at by the police, local authorities and has received positive feedback, but we will look at the railings and sightlines to see what improvements can be made. Post-meeting note: changes were made by Skanska to improve the situation and communicated back to SC. The team looked to extend the 30 mph zone but the police were not supportive as it could not be enforced.

Q: Will Madingley Road become a 30 mph zone overall? This was the impression of residents. (SC)

A: HT: This was not a commitment as part of the NWCD, but we will take that feedback to the County.

Q: Has the weather affected your progress? (JH)

A: SS: The adverse weather was extremely bad in the winter which affected the haul road. Since the spring, it has had less of an impact on works, although this week the ponds are getting full. Following the last meeting, we signed up for Environmental Agency flooding alerts on the advice of this group.

Q: Some stray lorries (Carter Buildings) are getting lost and coming down Lansdowne Road – are they linked to the Development (SC)

A: SS: These lorries are not related to the NWCD. Enquiries can go to the County Council's Considerate Constructors Scheme.

Q: If your construction works will take place from the Summer, how will you integrate the cycleway and junction to the segregated cycleway proposals on Huntingdon Road, which are due in October 2015? (JH)

A: SS: The works will be carried out around October 2015 and Skanska on a separate contract are responsible for those works.

Q: Can signage to promote cycle safety be employed? (HW)

A: SS. Yes. The conditions will see 4m width lanes that allow for both cars and bikes. VMS signs will be used and can carry warnings to assist cyclists.

Q: How will you communicate with residents? (JR)

A: SN. There will be a variety of ways that we can communicate with residents including with letter drops, regular emails, this forum and signage. We can offer meetings for residents affected along the North of the site and other areas affected. On the Madingley Road Junction works, these methods have been used as well as a stakeholder group for the businesses affected.

5. AOB.

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Q: There will be an open day for the cob project with archaeology tours at 11am and 2pm on Saturday 31 May.

Q: What is the progress on rebuilding the wall next to the burial ground? (EM)

A: (HT) We need to obtain quotes for the work that meet the diocese's approval.

Q: When will the landscaping around the Ridge and Furrow Field area be done? The area currently has some general litter and requires trimming back which has historically taken place in June each year (SC)

A: MG: We are keen for the landscaping to be established and it will be part of Phase One with an extensive planting programme beginning from November 2015. HT: We will follow up on the management of the Field area. SS: will check that construction waste is not getting blown across.

Q: SS reiterated that if there are any safety concerns whatsoever, please raise them to the team straightaway through email or the Freephone number so that they can be dealt with.

6. Date of the next meeting: September 2014.