

Buckden Parish Council News

Council Website

For more information, please visit the Buckden Parish Council (BPC) web site at www.buckdenpc.org.uk. To automatically find out what is going on subscribe to our Newsletter service using your email address.

Proposed Housing Development in Silver Street

Planning Application No: 26/00956/REM

At its July meeting, the Parish Council discussed the Planning Application by Morris Homes for 290 dwellings in Silver Street and unanimously agreed the following:

1. That Buckden Parish Council recommends REFUSAL of the application for the following reasons:
 - a) The Parish Council supports the LLFA in its objections to the surface water drainage proposals and recommends refusal of this reserved matter.
 - b) Anglian Water has not yet responded as consultee, but the Parish Council recommends refusal of this reserved matter for the reasons submitted by District Councillor Martin Hassall in his responses to this reserved matter application, unless Anglian Water, having addressed those responses satisfactorily, recommends approval.
 - c) The proposed layout plan (Drawing No: M3989-PA-01-V01) is in breach of Buckden Neighbourhood Plan and in breach of the Outline Planning Permission (18/02753/OUT) both of which restrict the maximum size of dwellings to 3-bedroom units (HN 3). Further, Condition 25 of the said Outline Planning Permission specifies the percentages of 1-, 2- and 3-bedroom dwellings required in the housing mix and this application does not comply with that Condition.
 - d) Buckden Neighbourhood Plan specifically (and for good reasons) restricts the number of dwellings that can be serviced by shared surface roads to 4 (BD2). This layout has 31 dwellings served by a shared surface road, in breach of BD2. Further BD2 expects shared surface roads to be built to adoptable standards. The application states only that primary roads will be built to adoptable standard.
2. That the Parish Council further comments that
 - a) It reserves its position in respect of the traffic impacts on traffic through the village and at Buckden roundabout until the applicant submits its proposals in respect of these matters; and

- b) The Parish council notes the statement at paragraph 4.5 of the Planning Statement of May 2026 authored by Marrons, that the District Council has confirmed that the proposals are “generally acceptable” and the overall layout is “broadly supported”. The Parish Council is deeply concerned that planning officers should find them acceptable and support serious breaches of the Outline Planning Permission and Buckden Neighbourhood Plan and give the impression that these are already approved before consultation has taken place.

3. That the Parish Council’s Large Scale Planning Advisory Group be authorised to submit further recommendations, observations and questions in respect of the details of the reserved matters applications provided these do not conflict with the reasons for refusal detailed above.

If you have any comments on this application, please submit them as soon as possible to HDC, as they will take them right up until the Planning Committee Meeting.

Reporting Highways problems in Buckden

National Highways cover everything along the A1 North and South including footpaths, laybys and underpasses. Contact 0300 123 5000 or info@nationalhighways.co.uk Cambridgeshire County Highways cover all the other roads in Buckden including Mill Road and Perry Road. Contact 0345 045 5212 9am – 5pm Monday to Friday and the Police on 101 outside these hours.

New Playground

We have now undertaken further consultation with the Village Hall Trust, Buckden Towers, Buckden School and residents. We will now seek funding for the playground and confirm our preferred supplier. Procuring funding will take several months but we will provide updates later in the year.

Groundstaff

We are pleased to welcome Keith Ritchie as the new member of our Grounds Maintenance Team.

Overhanging Trees and Hedges on Mill Road

The Parish Council has cut back the willows behind The Old Flour Mills as nobody could be found who would take responsibility for making this stretch of Mill Road safer.

We are continuing to press, as we have for two years, for County Highways to deal with the overhanging hedge outside Millside Marina.

Council Meetings

All of the papers and reports for Council Meetings are available on the Thursday before meetings on Council website www.buckdenpc.org.uk. This provides the opportunity to see the agenda, reports of work carried out by the Council as well as reports from our County and District Councillors. Any questions or comments on this report should be addressed to the Parish Clerk at: Buckden Parish Council, Buckden Village Hall, Burberry Rd, Buckden, PE19 5UY. Telephone 07483 333557 Email: clerk@buckdenpc.org.uk.

Buckden Parish Council News

There will be no Council meeting in August. The next one will be at 7.00 pm on Tuesday 8th. September. The meeting will include a 15-minute open forum. If you want to speak at the meeting, please let us know what you want to say, by contacting the Parish Clerk. You will get a three-minute slot.

The Council Planning and Village Maintenance Committees will meet as required. Agendas are posted on the Parish notice boards no later than the Saturday preceding the meeting.

Office opening hours

The Clerk operates flexibly between the office and home. If you wish to meet with the Clerk, please call 07483 33355

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