

Expanded Q&A (20-word limit each)

Stephen Kelly, Planning Matters

Q: Will planning committees change under new national policy?

A: There is a separate consultation on the role of planning committees which is now closed. The consultation proposed that most smaller planning applications to be determined by officers with larger strategic sites to go to committee. The government's response to the consultation is expected Spring 2026,

Q: Any update on the C2C busway decision?

A: GCP advised that following a decision is expected 6 months from the close of the enquiry although this time can be extended. This timeline would bring us to April, but it is expected that Government decision is expected after local elections.

Q: Will CIL replace existing Section 106 agreements?

A: CIL will run alongside Section 106, applying only to new applications once implemented, not replacing existing agreements.

Q: What is CIL and how was it used before?

A: Greater Cambridge has not implemented CIL previously; earlier attempts stalled due to uncertainty in national policy and Local Plan delays. Other districts have utilized CIL, however.

GCPS are currently developing Supplementary Planning Document on Planning Obligations – the latest version can be found her [Greater Cambridge Shared Planning: Draft Greater Cambridge Planning Obligations SPD](#)

Bourn Airfield

Q: Will the temporary community hub be repurposed later?

A: Yes, it will be re-purposed. It is a modular building which means we are expecting that it will be of a high environmental sustainability standard. The building will respond to the evolution of the community as it grows potentially serving sports, health, or other community uses.

Q: Is 'Hawthorne Gate' the confirmed name for the new access?

A: No, it is an internal working label; the final naming will evolve through continued community engagement.

Q: How will the new development connect to Cambourne including walking, cycling and vehicles? (Parameter Plan to be provided)

A: Connections include C2C route, cycle paths, pedestrian links, and east-west greenways throughout the development area. There is a strategy to minimize use of vehicles within Bourn.

(Apologies sound issues in the recording means we were unable to capture further questions)

Cambourne West

Q: The area that was grayed out – can you clarify this?

A: As part of initial pre-application meetings, there were discussions about commercial space with homes above as well as an amenity space. The developers have decided to work with potential operators of the commercial space further so will submit an application for this area at a later date.

Q: When will the bus stops be open?

A: GCPS is working with County colleagues to encourage delivery as soon as possible. GCPS have been keen to include bus stops – the challenge is for Cambridgeshire County Council to work with bus companies to take on new routes which may have issues with financial viability.

Q: How else will Cambourne West and Cambourne be integrated in terms of walking and cycling routes?

A: There is a pedestrian/ walking cycling route as part of a current live application which links Cambourne West and Lower Cambourne with the green way between Phases 1.5 and 2.1. The developer is currently considering lighting options with regard to adoption. GCPS are aware of issues with pedestrian route/ bridleway along Southwest-Northeast edge of Cambourne West which is muddy and difficult to use in winter and are in discussions with the Developer, Highways Authority and County about what could be done to improve it.

Q: What is the timescale for delivery for the aforementioned walking/ cycling route between Phases 1.5 and 2.1 and extending into Lower Cambourne?

A: GCPS were expecting to determine a decision before Christmas 2025 but are could not consider without a lighting strategy which is due for submission currently.

Q: There is a stretch of this path which comes off Woodfield Lane and connects with the bridleway – will this section of the path connect with the path you refer to (that connects to the greenway between 1.5 and 2.1)?

A: Yes – this detail is expected to be submitted as part of the develops next submission

Q: When is the new 'Bee theme' play area expected to open (LEAP included in East Green Orchard)?

A: Determination is imminent; installation is dependent on planting seasons to ensure vegetation survives properly. GCPS can provide an update as needed.

Q: Will there be access through the Cambourne Business Park? There is a cycle path along Swansea Lane which ends at the school with a gate then continues across the bridleway which remains unpassable. Without a route

A: GCPS referred to the parameters plan which shows planned routes. There will not be a path through the school for safety reasons. GCPS recognise the issues with this access route and will raise with County. GCPS advised that the route through to the Business Park was part of the Cambium Square site to be discussed next.

Cambium Square

Q: Why was the footpath connection to Cambourne West expected in Spring delayed?

A: Severe weather and coordination with neighboring developers pushed works into the summer construction window.

Q: Will the footway be delivered at the same time as the Bus Way?

A Yes – drawings have been approved and can be viewed via the planning portal.

Q: Can Stagecoach Number 4 be extended to better serve Cambourne West?

A: Bus routing is controlled by the Combined Authority and operators; Unfortunately, neither GCPS nor SCDC can mandate extensions or new stops. It is a Highway Authority/ County Council function to determine the safety aspects of where new bus stops can be created. Bus routes and the financing arrangements of bus routes are the mandate of the Combined Authority. SCDC/GCPS will invite Paul Bristow, Mayor, Cambridgeshire and Peterborough to the next forum.