



MINUTES OF MEETING HELD ON 30TH MARCH 2026 AT GEORGE HOTEL, HUNTINGDON

ATTENDEES:

Chair John Greenhalgh (JG), Treasurer Sarah Palios (SP), IT Officer Joe Corral (JC), Secretary Debbie Drew (DD)
Councillors Karl Brockett (KB), David Landon Cole (DLC),

Residents 15, Guests 2

MEETING

JG advised that:

- 1) DD has agreed to be HRA's Secretary
- 2) At HDC's Development Management Committee (DMC) meeting on March 23rd Newlands Logistics Park application was deferred as DMC requested that
 - a. The NHS were contacted about the impact of the proposal on their operations in the area
 - b. A Transport Study be undertaken assessing the impact of vehicle movements increasing at the junction of Hinchingsbrooke Park Road and Views Common Road
- 3) Lewis Tomlinson (LT) is now the planning officer for Newlands Logistics Park as James Croucher left HDC on March 20th. LT has suggested that the deferral issues could be brought to the planning committee on 20th April (not guaranteed). As this is a deferral it may just be the two outstanding points. There will be a report from the planning officer. The papers will be given to the planning committee by the 10th April, but late representations can be made.
- 4) It might be that a whole new meeting takes place if it is deemed that proper process wasn't followed
- 5) Newlands could also appeal the deferral and say the decision should have been made. If it goes to appeal some of the 49 conditions that have been stipulated could be. The conditions are on the planning portal and if anybody wants to see them, they can e-mail HRA to be provided with them.
- 6) HRA wrote to Highways asking that any traffic survey should be done outside of school holidays. But we have heard that Highways are saying no further surveys are needed as it is not likely to change anything. It has been suggested that if more detail is needed by the planning committee, then HDC may need to pay to have this done.
- 7) Newlands have agreed to change the Logistics Park name to Newlands Park – Huntingdon

Discussion Points

- a) DLC stated there is a risk of non-determination of the Newlands Planning application. The plans will then go to the Planning Inspectorate who might approve it with reduced conditions.
- b) Views Common Road (VCR) has a 7.5t weight restriction so HGVs should not be using VCR even though it's an obvious shorter route. CCC Highways believe that no HGVs from the Logistics Park will use VCR. There is signage at Spittals advising of the 7.5t limit (but it's easy to miss) and there is a sign at the VCR roundabout, but there isn't weight restriction signage coming from Huntingdon or Brampton. The 7.5t signs are regularly ignored by HGVs. Residents stated that they do not believe that no traffic will use VCR as a result of the Logistics Park. KB noted that the HGV signs do not apply to the smaller

distribution vans that will be leaving those units as they will be less than 7.5t.

- c) JG said that CCC 's own Freight advisory route directs freight to use Views Common Rd and HPR.
- d) When looking at the plans for EnVar development the route through from St Ives there is potential for freight to be coming along A141.
- e) HGVs use VCR regularly and some enter the estate trying to find Hbk Business Park. Even those not coming on to the estate struggle with the left turn at the junction of VCR & HPR as space is tight. The damage caused to the railings in Summer 2025 evidenced this.
- f) The roads most likely to be affected by the building heights, noise etc are The Shrubbery, Dyson Close, Bliss Close, Meadow Rise and Flamsteed Drive. Flamsteed residents' will see the most impact from the underpass with the path from the underpass joining at the top of Flamsteed.
- g) It was suggested the HRA ask again the issues HRA raised for the committee to comment on.
- h) Concerns were raised that workers may choose to park on the estate if they can't park at the Logistics Park. Newlands have not given numbers for workers' parking.
- i) A Toucan crossing is preferable to an underpass, but Highways have said that because of the volume of traffic and type of traffic this would not be safe enough.

ACTION if anyone gets videos or photos of HGVs, please share them with HRA (include date and time).

TRAFFIC

DD looked at the traffic on the Friday before school finished (27/3/26) in the morning and at end of school day.

DD -Maybe the focus should not be on the HGVs as they are a relatively small number however we could show that there is a large amount of transport using the route across the crossroads and turning left from VCR as a shorter route. The figures from DD's traffic watch are:

8.50 – 9.15 Spittals/VCR turning Left towards town - **54 cars, 11 vans, 6 HGVs**

3.30-4 Spittals/VCR turning Left towards town - **119 cars, 19 vans**

8.50-9.15 Town/VCR towards Spittals **45 cars, 9 vans, 3 HGVs**

3.30-4 Town/VCR towards Spittals **75 cars, 15 vans, 1 HGV**

ACTION Organise a group action to highlight the issues. Volunteers to add traffic next to their names on sign in sheet. A possible date being Wednesday 15/4/26

FINANCE- SP

Sarah shared a slide showing

Income:

Donations – YTD	£329.60
Voluntary membership fees	£ 70.00

Expenditure:

Web /IT costs	(£65.10)
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Insurance (£130.80)

Balance at bank **£203.70**

Membership free until December 2026, but voluntary donations welcomed

£10 per household from January 2027

The committee have covered the costs of things like printing of flyers etc to date.

SP said that she was looking at grants and KB said he might be able to assist with this.

WHAT ELSE SHOULD HRA BE FOCUSING ON?

- 1) JC discussed the slide that had been removed from Cromwell Drive park. JC has spoken to Carol Rigden at Huntingdon Town Council (HTC) who explained they had been quoted an inflated price for a replacement and are now looking at getting a quote for repair. JC is going to monitor this.
- 2) DD talked about the footpath behind the estate (Shrubbery to Flamsteed). DD and her husband have been clearing this path, dealing with litter and fallen trees for the last 3 years as this has not been maintained. There are plenty of other areas on the estate that need some "help". Residents were asked to let HRA know if there are other places that need attention.
- 3) A suggestion of street reps was made. It has worked in other areas. It would take a bit of coordination but potentially a good way to connect the streets.
- 4) A suggestion of linking up with Countryside Centre events was made. Maybe having a stall at their events. Due to the works at the park there is unlikely to be scope to do anything for c18 months.
- 5) DD at the last committee meeting we thought that doing a treasure hunt around the estate would be a good way for people to visit areas they had not been to before and fun for the family as well as raising awareness of the HRA. We will aim to organise this to coincide with the half term holiday.
- 6) Resident Brett Morrell (BM) led a discussion about the HTC element of Council Tax for Hinchingbrooke residents. BM said that we should consider whether becoming part of say Brampton Parish Council would reduce Council Tax for residents. He pointed out that the Hbk estate has expanded and residents are not seeing benefits. There are section 106 monies and CIL (Community Infrastructure Levy) monies that HDC have received from developments that the estate seems to have had little benefit from. It was agreed this should be investigated further.
- 7) Could there be some fundraising? Working with some local businesses on the HRA ward? Engage maybe with events being put on to raise profile (school fete?)

FUTURE MEETING

No date set yet. Keep an eye on the website and your emails for updates.

If you would like to make a donation to HRA or become a member (if you are not already) please get in touch. Also, if you feel you can help with any of the planned activities or have any other ideas we would love to hear from you. hello@hinchingbrookeresidents.org

THANKS TO THE GEORGE HOTEL FOR HOSTING THE MEETING