Greater Cambridge Local Plan

Proposed Submission (Regulation 19) Consultation - Response Form

Please submit your comments (known as representations) by **5pm** on **Friday 25 September 2026**.

Data Protection and Freedom of Information

We will treat your data in accordance with our Privacy Notice. All personal information that you provide will be used solely in relation to the Greater Cambridge Local Plan.

Please note that each representation and the name of the person or organisation who made the representation, and the name and organisation of the agent (where used), will be published on our website - representations cannot be treated as confidential.

Additionally, respondent details and representation(s) will be made available to the Planning Inspectorate and to the Inspector appointed by the Secretary of State to conduct the examination.

By submitting this response form you are agreeing to these conditions.

About this Response Form

This response form has two parts:

- Part A – Your details. We cannot formally register your comments without your details.
- Part B – Your representation(s). Please fill in a separate sheet for each representation you wish to make. If you need more space to provide your answers, please expand the boxes or continue on an attached separate sheet.

We strongly encourage the submission of representations via our consultation platform at https://consultations.greatercambridgeplanning.org/proposed-submission-greater-cambridge-local-plan If you are unable to submit your representation using our online system, this response form is available to downloaded to complete electronically from www.greatercambridgeplanning.org/local-plan.

Your completed response form should be:

- emailed to localplan@greatercambridgeplanning.org, or
- posted to: Greater Cambridge Shared Planning Policy Team, South Cambridgeshire District Council, South Cambridgeshire Hall, Cambourne Business Park, Cambourne, Cambridge, CB23 6EA

If you are having difficulty submitting your comments, please contact localplan@greatercambridgeplanning.org or call 01954 713694.

Part A: Your Details

Information required	Personal details *	Agent's details (if applicable)
Name	David Plank	
Organisation (where relevant)	Trumpington Residents' Association FORM ONE of four	
Job Title (where relevant)	Management Committee member	
Address, including Post Code	[redacted]	
Telephone		
Email address	[redacted]	

* If you have appointed an agent to represent you, you only need to complete the Name and Organisation (if applicable) under Personal Details, but you do need to complete the full details of the agent. All correspondence will be sent to the agent.

Part B: Your Representation

Please fill in a separate sheet for each representation.

Section 1: Which document, and section of that document, does your representation relate to?

Document	**Policy / Paragraph / Site / Map** (please identify)
Proposed Submission Greater Cambridge Local Plan	Chapter 10, Infrastructure – including "Our strategic priority" Policy I/ID: Infrastructure and delivery Policy I/ST Sustainable transport and connectivity Infrastructure Delivery Plan Policy S/CBC Cambridge Biomedical Campus (including Addenbrooke's Hospital) Chapter 6, Wellbeing and social inclusion Policy S/JH New jobs and homes Policy H/AH Affordable housing
Proposed Submission Policies Map	
Sustainability Appraisal	

Habitats Regulations Assessment	

Section 2: Do you consider that the Greater Cambridge Local Plan is sound and legally compliant?

Test	**Yes / No**
Legally compliant	As far as we are aware
Sound	NO

Section 3: Your representation

Please set out and explain your comments. Please be as precise as possible, and please do not just refer to an attached supporting document(s). For your representation (comments) to be considered, your representation must be set out here. Wherever possible, set out precisely any changes you think should be made to the plan and its policies.

Purpose of FORM ONE: To provide a coherent overview of our collective representation in addition to its constituent part representations in the Association's Forms two to four - so that their assessors may understand them better.

Proposed Submission Greater Cambridge Local Plan 2025 – 2045
Response of the Trumpington Residents' Association

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[1] The page numbers refer to those in our single full representation, not the pages in this document.

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NOTE: Text shown in bold italics is a conclusion, proposal or recommendation

Introduction

Our response to the proposed Greater Cambridge Local Plan Submission takes full account of the parameters set out by the two councils for this consultation, viz.:

> "We consulted on a draft local plan earlier this year, and after considering comments received, we are now consulting on the Proposed Submission… The Proposed (Local Plan) Submission consultation is different from earlier stages. All comments received during this consultation period will be submitted to government alongside the Local Plan for independent examination. A Planning Inspector, appointed by government, will consider these as part of that process. It is important you make comments at this stage if you want your views to be considered by the Inspector. Legislation for this stage of the Plan-making process states that comments should focus on whether the Plan complies with the law and is 'sound'. This means considering whether the Plan is justified, effective, positively prepared and consistent with national policy."
> [Extract from website page]

It is with this in mind that our response is made. *Nevertheless*, we do hope that the two councils will consider carefully our response and the amendments to the Local Plan Submission it proposes.

Brief Summary

Is the Local Plan Proposed in the Submission Viable?

We believe - for good reason as set out - that the proposed Greater Cambridge Local Plan is NOT VIABLE. Without major additional investment in essential transport, hospitals and water supply infrastructure, the large number of additional jobs and homes proposed for 2025 to 2045 will either not be delivered or, more likely, will be delivered at the cost of yet further unacceptable deterioration in the quality of our daily lives. These critical deficits in planned infrastructure investment must be remedied as a condition for allowing the planned number of new jobs and homes. Otherwise, they should be curtailed.

Cambridge Biomedical Campus – Policy S/CBC

Does the Local Plan Submission justify the "exceptional circumstances" required by national policy for the CBC's further expansion into the Greater Cambridge Green Belt?

The Submission does not justify the exceptional circumstances required for the only exception it proposes to its general conclusion that land does not need to be released from the Green Belt up to 2045. We are delighted that our proposed amendment to the purpose of the Cambridge Biomedical Campus has been accepted in its entirety. BUT the Campus's estimates of demand have not been reassessed as a consequence, as they must be. If they were, they would be significantly lower than the current estimates. Demand must be reassessed and tested rigorously before any conclusion is reached on yet further extension of the CBC into our Green Belt.

The case is not made for exceptional circumstances, it is simply asserted.
The level of harm to the Green Belt has been significantly misstated. It should be Very High not High. The two councils have misled themselves, and need to reconsider their proposal accordingly.

There are positive provisions in the Policy. We list the main ones from our point of view.

There is a fatal flaw in the proposal to realign Granham's Road to provide a southern access to the CBC. There is no mechanism to stop unauthorized drivers using the CBC's private roads – thus aggravating already high through traffic levels to Trumpington's detriment on Addenbrooke's Road as well as the CBC's.

If nonetheless the 22 hectare expansion is approved, we propose a better alternative to use the three additional hectares above the 19 hectare extension area originally proposed to protect the vulnerable Nine Wells Local Nature Reserve by moving 3 hectares of Phase 3 land back into the Green Belt.

Well-being and social inclusion: New Homes

The proposed Local Plan will not achieve its "Wellbeing and social inclusion" strategic priority unless it requires a proportion of new homes to be at rents local people can afford. Rents in and around Cambridge are very high – beyond the means of a large number of local people. They are inflated by the level of rents which people on high incomes moving into our area can afford and do. The Plan fails to deal with this appropriately by requiring a specific proportion of new homes to be at truly affordable rents. This is excluding not including, with many people on average and below incomes being forced to move out thus increasing their commuting costs. This is inequitable and unfair. We propose an appropriate amendment to the proposed Local Plan requiring 20 per cent of new homes to be provided at social rents of up to a maximum of 60 percent of market rents, and a further 20 per cent at affordable rents up to a maximum of 80 per cent of market rents. These are intended to be mandatory requirements with little if any scope for exceptions on claimed viability Grounds.

Please provide a 100 word summary of your representation.

Please refer to “Brief Summary” at the end of our representation in section 3

Section 4: Supporting Documents

If you are submitting any supporting documents with your representation, such as maps or further evidence documents, please provide a list.

None

Section 5: Proposed Modifications

Please set out the modification(s) you consider necessary to make the Greater Cambridge Local Plan legally compliant and sound.

You will need to say why each modification will make the Greater Cambridge Local Plan legally compliant or sound. Please put forward your suggested revised wording of any policy or paragraph, being as precise as possible.

Proposed modifications to the submitted Local Plan are set out clearly in our representations in Forms Two, Three and Four, sections 3 – highlighted in bold italics.

Please note your representation should cover succinctly all the information, evidence and supporting information necessary to justify your representation and any proposed modification(s), as there will not be a subsequent opportunity to make further representations other than at the invitation of the Inspector during the Examination process.

Section 6: Participation at the Examination

If you are proposing a modification to the Greater Cambridge Local Plan, do you consider it necessary to participate at the examination hearings?

Examination	**Yes / No**
Participate at the hearing sessions	No – not unless the Inspector wishes to question us – in which case we will willingly attend.

If you wish to participate at the hearing sessions, please outline why you consider this to be necessary.

Please note: the Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate in Examination hearing sessions. You may be asked to confirm your wish to participate when the Inspector has identified the matters and issues for examination.

Section 7: Being Kept Informed

Would you like to be kept informed of the progress of the Greater Cambridge Local Plan through to adoption?

Notifications	**Yes / No**
Informed of submission of the Local Plan to the Secretary of State for independent Examination	Yes
Informed of the publication of the Inspector's recommendations following the Examination of the Local Plan	Yes
Informed of adoption of the Local Plan	Yes