

**PLANNING COMMITTEE DATE:** 7 January 2026

**Agenda No:** 11

**REFERENCE NO:** F/YR25/0834/O

**SITE ADDRESS:** Land West Of 78-88, Station Road, Manea, Cambridgeshire

**PROPOSAL:** Erect up to 8 x dwellings (outline application with matters committed in re access)

**UPDATE**

**1.0. Withdrawal of Emerging Local Plan (2021-2040)**

1.1. Further to the resolution by the Council on 15th December 2025, Members have formally resolved to withdraw the emerging Fenland Local Plan 2021–2040. As a consequence, the emerging Local Plan is no longer a material consideration for development management purposes. Accordingly, Paragraph 7.8 of the Committee Report should be disregarded, and the Emerging Local Plan should be given no weight in decision making.

**2.0. Officer Comment**

2.1. On the basis of the above, there are no material considerations in this case that outweigh the policy contraventions of the Fenland Local Plan 2014 as discussed in the Committee report.

**Recommendation:** **Refuse** – The above update does not alter the original recommendation as set out within the agenda.