

Greater Cambridge Shared Planning Service
South Cambridgeshire Hall
Cambourne Business Park
Cambourne
Cambridge
CB23 6EA

Date: 7 March 2025

Our ref: 13577/04/MS/RC/33555338v2

Dear Sir/Madam

Call for Sites Submission (Additional Information)

On behalf of our client, CEG, we have today made a submission to the Greater Cambridge Call for Sites ('CfS') for the below address:

- Land to the south of allocation E/3 and to the rear of Westbourn Farm, Cambridge CB1 9NJ ('the site').

This covering letter provides additional information in relation to the submission to aid the Council in its assessment.

1. Landowner details

The site is being promoted by CEG on behalf of the two landowners, Peterhouse and Wrights Clock Land for which details are provided below. We have included no personal information below as per the additional information request, but if you need to contact the landowners we can provide them to you.

Details	Landowner 1	Landowner 2
Name	Wright's Clock Land	Peterhouse
Address	74 Cow Lane, Fulbourn, Cambridge CB21 5HB	Peterhouse, Cambridge CB2 1RD

2. Site boundary

We have separately sent the Council (via email) a Shapefile for the site boundary that can be inputted into a GIS system.

3. Planning history and proposed development

Planning history

The land to the north of the site was allocated in the South Cambridgeshire Local Plan 2018 (allocation E/3) is being developed under a planning permission (ref. 20/05040/FUL (23/00159/S73)) for a total of 56,473sqm of commercial floorspace. A context map showing the block plan for the northern parcel in relation to the site can be found in the supporting information to this submission.

Proposed development & local benefits

The landowner, Wright's Clock Land, and land promoter (CEG) are keen to work with the Council to establish how the existing employment use to the north of the site can be expanded to create a master-planned campus space. Alongside employment floorspace, it is envisioned that high-quality amenity space will be delivered as part of the development, to encourage employee wellbeing within the technology park.

An extension to E/3 employment allocation presents a key growth opportunity within Cambridge. As a globally recognised innovation hub, the park's expansion offers potential for further employment from entry to executive level, presenting an opportunity establishing the City's reputation as both an employment hub and a global catalyst for innovation.

4. Site deliverability and suitability

Site access and transport

Access will be provided through to the south of the site from the roundabout in the consented scheme.

Environmental constraints details

There are no designations on site but a protected 'Traditional Orchard' sits adjacent to the site but within the curtilage of the nearby Westbourn Farm land.

5. Concluding remarks

If the Greater Cambridge Shared Planning Service requires any further information concerning this site, please do not hesitate to contact me.

Yours faithfully

[Click or tap here to enter text.](#)

Rachel Clements

Planning Director

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