



# WOODBIDGE TOWN COUNCIL

Shire Hall Market Hill Woodbridge Suffolk IP12 4LP  
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## TO MEMBERS OF THE PLANNING COMMITTEE

Cllr Adelson	Cllr Bale	Cllr Blois
Cllr Holdcroft	Cllr Jewers	Cllr Mapey
Cllr Miller	Cllr Sanders	Cllr Sutton
	Cllr Walsh	

You are hereby summoned to attend the **MEETING** of the **PLANNING COMMITTEE** to be held at **ST MARY'S CHURCH** on: **TUESDAY 29<sup>TH</sup> JUNE 2021 at 7PM**

Greg Diaper  
Locum Town Clerk  
24<sup>th</sup> June 2021

### **Public Attendance**

*Members of the public and press are welcome to join this meeting. Members of the public will be invited to give their views/questions the Town Council on issues on the agenda or raise issues for consideration or inclusion at future meetings. This item will be limited to fifteen minutes duration but may be extended at the discretion of the Mayor.*

## AGENDA

1. TO APPOINT A CHAIR OF COMMITTEE FOR 2021/2022
2. TO APPONT A VICE-CHAIR OF COMMITTEE FOR 2021/2022
3. APOLOGIES  
To receive apologies for absence.
4. DECLARATION OF INTEREST  
Members and officers are invited to make any declarations of Disclosable Pecuniary or Local Non-Pecuniary Interests that they may have in relation to items on the Agenda and are also reminded to make any declarations at any stage during the meeting if it becomes apparent that this may be required when a particular item or issue is considered.

*Please be aware that the recording of this meeting is probable*

**5. REQUESTS FOR DISPENSATION**

Councillors with a Pecuniary Interest in an item on this Agenda, who wish to remain, speak, and/or vote during consideration of that item, may apply for a dispensation in writing to the Town Clerk prior to the meeting. Applications may also be considered at the meeting itself should the nature of the interest become apparent to a Councillor at the time of the meeting.

**6. PUBLIC QUESTION TIME**

For the public to ask questions of the Council or raise issues for consideration at a future meeting of the Council. 15 minutes maximum.

**7. CONFIRMATION OF PLANNING COMMITTEE MINUTES**

To confirm the minutes of the Planning Committee held on 27<sup>th</sup> April 2021.

**8. TO NOTE INTENTIONS TO UNDERTAKE WORKS TO TREES IN THE CONSERVATION AREA – ATTACHED**

**9. TO COMMENT ON APPLICATIONS FOR PLANNING PERMISSION**

To comment on applications as set out on the attached schedule.

**10. TO NOTE THE DECISIONS OF EAST SUFFOLK COUNCIL ON PLANNING APPLICATIONS PREVIOUSLY CONSIDERED BY THIS COMMITTEE**

**11. TO NOTE EAST SUFFOLK COUNCIL DECISIONS ON PLANNING APPLICATIONS WHERE THOSE DECISIONS ARE CONTRARY TO THIS COUNCIL'S RECOMMENDATIONS – ATTACHED**

**12. CLOSURE**

## WOODBIDGE TOWN COUNCIL

Minutes of an **on-line** meeting of the **PLANNING COMMITTEE** held on **TUESDAY 27<sup>TH</sup> APRIL 2021** at **6pm**

### Councillors:

Present: S Bale, Lady C Blois, R Sanders, M Sutton and C Walsh

Apologies: G Holdcroft, S Miller and E O’Nolan

In Attendance: Locum Town Clerk, Locum Deputy Town Clerk and no members of the public

### *Action*

#### **1060. TO RECEIVE APOLOGIES FOR ABSENCE**

Apologies for absence had been received from Councillors Holdcroft, Miller and O’Nolan.

#### **1061. TO RECEIVE DECLARATIONS OF INTEREST**

No Members declared any interests in items on the agenda.

#### **1062. TO CONSIDER REQUEST FOR DISPENSATIONS**

There were no requests from Councillors with a Pecuniary Interest in an item on this Agenda for a dispensation.

#### **1063. TO AGREE AND APPROVE THE MINUTES OF THE PLANNING COMMITTEE MEETING HELD 30<sup>th</sup> MARCH 2021**

The Committee agreed and approved the signing of the minutes of the Planning Committee meeting held on 30<sup>th</sup> March 2021 as a true record.

#### **1064. PUBLIC QUESTION TIME**

There were no members of the public.

#### **1065. TO NOTE INTENTIONS TO UNDERTAKE WORKS TO TREES IN THE CONSERVATION AREA**

The Committee noted the reported intentions to undertake works to trees in the conservation area.

**1066. TO COMMENT ON APPLICATIONS FOR PLANNING PERMISSION**

The Council agreed their comments as set out below:-

Application No and Address	Committee Comments
DC/21/1385/FUL 11B & 11C Thoroughfare	We recommend <b>REFUSAL</b> as the proposed extraction system is injurious to neighbours.
DC/21/1429/FUL 34 Victoria Road	We recommend <b>APPROVAL</b>
DC/21/1156/VOC 55 Thoroughfare	We recommend <b>APPROVAL</b>
DC/21/1580/FUL 93 Ipswich Road	We recommend <b>APPROVAL</b>
DC/21/1130/FUL Girraween, 72 Cumberland Street	We recommend <b>REFUSAL</b> as the proposed style and materials proposed are not in keeping with the conservation area.
DC/21/1531/FUL Woodbridge School, Burkitt Road	We recommend <b>APPROVAL</b>
DC/21/1665/FUL 6 Grove Road	We recommend <b>APPROVAL</b>
DC/21/1706/FUL 1 Kingston Road	We recommend <b>APPROVAL</b>
DC/21/0667/FUL 56 New Street	We recommend <b>APPROVAL</b>
DC/21/1682/FUL 8 Catherine Road	We recommend <b>APPROVAL</b>
DC/21/1607/FUL 28 Briarwood Road	We recommend <b>APPROVAL</b>
DC/21/1569/FUL Grove Garage West, A12 Northbound, Grove Road	We recommend <b>APPROVAL</b>
DC/21/1782/LBC The Saleroom, Theatre Street	We recommend <b>APPROVAL</b>
DC/21/1616/PN3 4 Quayside Place, Quayside	We recommend <b>APPROVAL</b>

**1067. TO CONSIDER WHETHER TO MAKE ADDITIONAL COMMENTS TO THE APPEAL ON PLANNING APPLICATION DC/20/2319/FUL**

The Committee agreed that they had no further comments to add to their original submission.

**1068. TO NOTE EAST SUFFOLK COUNCIL DECISIONS ON PLANNING APPLICATIONS WHERE THOSE DECISIONS ARE CONTRARY TO THIS COUNCIL'S RECOMMENDATIONS AND NOT PREVIOUSLY REPORTED**

The Committee noted those East Suffolk Council decisions on planning applications where those decisions are contrary to this council's recommendations and not previously reported.

**1069. TO CONSIDER WHETHER TO RESPOND TO THE CONSULTATION DOCUMENT REGARDING OPENESS AND TRANSPARENCY OF EAST SUFFOLK COUNCIL'S PLANNING PROTOCOL RECEIVED FROM THEBERTON AND EASTBRIDGE PARISH COUNCIL**

The Committee considered whether to respond to the consultation document regarding openness and transparency of East Suffolk Council's planning protocol received from Theberton and Eastbridge Parish Council and agreed to respond that whilst this Council had reservations regarding the District Council's planning process the consultation document did not address them.

**1070. TO COMMENT ON THE SUSTAINABLE CONSTRUCTION SUPPLEMENTARY PLANNING DOCUMENT (SPD)**

The Committee agreed they had no comments on the Sustainable Construction Supplementary Planning Document (SPD) content.

**1071. TO COMMENT ON THE PROPOSED POTENTIAL IM PACT REPORT FOR SUBMISSION BY EAST SUFFOLK AND SUFFOLK COUNTY COUNCIL AS PART OF THE SIZEWELL C EXAMINATION**

The Committee agreed that the following, Woodbridge-centric, comments should be added:-

- 4. This traffic will also reduce capacity at busy junctions along the A12, notably at the A1152 and B1078 junctions at Woodbridge, the latter particularly impacting associated urban roads from the three schools in close proximity to the junction. During construction of the Two-Village Bypass, online works to the A12/A1094 Friday Street Junction will be taking place while coping with increased HGV traffic.*
- 5. Taking into account cumulative impacts from East Anglia One North and East Anglia TWO, the cumulative traffic impact on fear and intimidation in Marlesford and Little Glemham rises from minor adverse to moderate adverse. This is a significant effect.*
- 6. Communities such as Woodbridge, Melton, Campsea Ashe and Saxmundham will additionally experience long term adverse effects on sleep and associated health impacts from vastly increase in night-time rail traffic on the East Suffolk line. At Woodbridge part of the community will be cut off from any vehicular access and emergency services if trains are held the upline signal at Woodbridge Station. Further the projected noise and air quality impact by the Applicant does not take account of the*

*necessity for downline trains to halt at the station to activate line access on the single line section from Lime Kiln Quay to Saxmundham or to await clearance to use that section. Some crossings remain without warning lights/audible alarms in urban area of Woodbridge and Melton necessitating use of train klazons for each passage at noise levels several magnitudes above other train induced noise sources. No assessment is provided for impact on the Deben Estuary RAMSAR and SPA areas in close proximity to the East Suffolk line.*

**1072. CLOSURE**

The meeting was closed at 7.16pm.

Councillor Sanders  
Vice-Chair

DRAFT

## ITEM 6

### TO NOTE INTENTIONS TO UNDERTAKE WORKS TO TREES IN THE CONSERVATION AREA

Neither the District Council nor the Town Council can object to these works unless the tree(s) is/are covered by a Tree Preservation Order.

This schedule is for information only.

<a href="#">DC/21/2908/TCA - 73 Castle Street</a> <a href="#">Woodbridge Suffolk IP12 1HL</a>	<b>Expiry Date:</b> Thu 08 Jul 2021
	<b>Determination Deadline:</b> Tue 27 Jul 2021
Wild Plum in rear garden - to be felled. Tree has increasing lean and dieback.	

## ITEM 7

### TO COMMENT ON APPLICATIONS FOR PLANNING PERMISSION

<a href="#">DC/21/2681/FUL - 101 Ipswich Road</a> <a href="#">Woodbridge Suffolk IP12 4BY</a>	<b>Expiry Date:</b> Wed 07 Jul 2021
	<b>Determination Deadline:</b> Wed 28 Jul 2021
Two part extension to existing house, modification to existing layout and loft conversion.	

<a href="#">DC/21/2587/FUL - 118 Castle Street</a> <a href="#">Woodbridge Suffolk IP12 1HL</a>	<b>Expiry Date:</b> Mon 12 Jul 2021
	<b>Determination Deadline:</b> Mon 02 Aug 2021
Construction of a single rear extension. To existing rear extension change flat roof to lean-to roof.	

<a href="#">DC/21/2774/LBC - 118 Castle Street</a> <a href="#">Woodbridge Suffolk IP12 1HL</a>	<b>Expiry Date:</b> Mon 12 Jul 2021
	<b>Determination Deadline:</b> Mon 02 Aug 2021
Listed Building Consent - Construction of a single rear extension. To existing rear extension change flat roof to lean-to roof.	

<a href="#">DC/21/2717/VOC - Deben Wharf 3A</a> <a href="#">Whisstocks Tide Mill Way Woodbridge IP12 1BY</a>	<b>Expiry Date:</b> Thu 08 Jul 2021
	<b>Determination Deadline:</b> Sun 05 Sep 2021
Variation of Condition No. 6 of DC/14/1363/VOC - To vary the opening hours for unit 3a.	

<a href="#">DC/21/2794/FUL - 138 Castle Street</a> <a href="#">Woodbridge IP12 1HL</a>	<b>Expiry Date:</b> Wed 14 Jul 2021
	<b>Determination Deadline:</b> Sun 08 Aug 2021
Demolish existing garage and replace with a 3 bay cart lodge style building for storage. Landscape patio and area of banks to rear of cart lodge and patio.	

## ITEM 8

TO NOTE EAST SUFFOLK COUNCIL DECISIONS ON PLANNING APPLICATIONS WHERE THOSE DECISIONS ARE CONTRARY TO THIS COUNCIL'S RECOMMENDATIONS AND NOT PREVIOUSLY REPORTED

This schedule only lists those applications not previously reported to Committee.

This item is for information only.

<b>Date</b>	<b>Application</b>	<b>WTC Decision</b>	<b>ESC Decision</b>
05.01.21	DC/20/5023/FUL 67 Ipswich Road	Approval	Awaiting decision
16.02.21	DC/21/0296/FUL - 53 Cumberland Street	Approval	Permitted
02.03.21	DC/21/0426/FUL - 33 Oxford Drive	Approval	Permitted
16.03.21	DC/21/0866/FUL - 11 Cobbold Road	Approval	Permitted
16.03.21	DC/21/0869/FUL Fen Way, Fen Walk	Approval	Permitted
16.03.21	DC/21/0941/LBC Flat 3, Kirby Court, Gobbitts Yard	Approval	Permitted
16.03.21	DC/21/0955/LBC The Saleroom, Theatre Street	Approval	Permitted
16.03.21	DC/21/1041/FUL Orchard House, 26 Moorfield Road	Approval	Permitted
16.03.21	DC/21/0956/FUL 7 Redstone Mews	Approval	Permitted
16.03.21	DC/21/0994/FUL 2 Briarwood Road	Approval	Permitted
16.03.21	DC/21/0843/LBC 55 Thoroughfare	Approval	Permitted
16.03.21	DC/21/1029/FUL 5 Beaconsfield Road	Approval	Permitted
30.03.21	DC/21/1101/FUL - 54 Victoria Road	Approval	Permitted
30.03.21	DC/21/1066/FUL - 34 Thoroughfare	Approval	Permitted
30.03.21	DC/21/1067/LBC - 34 Thoroughfare	Refusal	Permitted
30.03.21	DC/21/0613/FUL - Land Opposite 4 Central Maltings	Refusal	Awaiting decision
30.03.21	DC/21/1097/VOC - 55 Thoroughfare	Approval	Permitted
30.03.21	DC/21/0426/FUL - 33 Oxford Drive	Approval	Permitted
30.03.21	DC/21/1190/FUL - 21 Hasketon Road	Approval	Awaiting decision
30.03.21	DC/21/1192/FUL - 4 Upper Moorfield Road	Approval	Permitted
30.03.21	DC/21/1280/FUL - 39 Portland Crescent	Approval	Permitted
27.04.21	DC/21/1385/FUL - 11B & 11C Thoroughfare	Refusal	Permitted
27.04.21	DC/21/1429/FUL - 34 Victoria Road	Approval	Permitted
27.04.21	DC/21/1156/VOC 55 Thoroughfare	Approval	Awaiting decision
27.04.21	DC/21/1580/FUL 93 Ipswich Road	Approval	Permitted
27.04.21	DC/21/1130/FUL Girraween, 72 Cumberland Street	Refusal	Withdrawn
27.04.21	DC/21/1531/VOC Woodbridge School, Burkitt Road	Approval	Awaiting decision
27.04.21	DC/21/1665/FUL 6 Grove Road	Approval	Permitted
27.04.21	DC/21/1706/FUL 1 Kingston Road	Approval	Permitted
27.04.21	DC/21/0667/FUL 56 New Street	Approval	Permitted
27.04.21	DC/21/1682/FUL 8 Catherine Road	Approval	Awaiting decision
27.04.21	DC/21/1607/FUL 28 Briarwood Road	Approval	Awaiting decision
27.04.21	DC/21/1569/FUL Grove Garage West, A12	Approval	Awaiting decision
27.04.21	Northbound, Grove Road	Approval	Awaiting decision
27.04.21	DC/21/1782/LBC The Saleroom, Theatre Street	Approval	Permitted
27.04.21	DC/21/1616/PN3 4 Quayside Place, Quayside	Approval	Refused
emailed	DC/21/1027/LBC - 26 Church Street	Approval	Awaiting decision
emailed	DC/21/1849/VOC - The Saleroom Theatre Street	Approval	Awaiting decision
emailed	DC/21/1754/FUL - 23 Moorfield Road	Approval	Awaiting decision

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emailed	DC/21/1752/FUL - 8 Queens Head Lane	Approval	Awaiting decision
emailed	DC/21/1834/FUL - 4 Naverne Meadow	Approval	Awaiting decision
emailed	DC/21/1759/FUL - 75 Edwin Avenue	Approval	Awaiting decision
emailed	DC/21/1842/FUL - 27 Briarwood Road	Approval	Awaiting decision
emailed	DC/21/1980/FUL - 22 Grove Road	Approval	Awaiting decision
emailed	DC/21/1886/FUL - Land To The Rear Of 32 Market Hill	Refusal	Awaiting decision
	DC/21/2024/FUL - Field House 14 Upper Moorfield Road	Approval	Awaiting decision
emailed	DC/21/2015/LBC - 48 New Street	Approval	Awaiting decision
emailed	DC/21/2046/FUL - The Larches 24 Moorfield Road	Approval	Awaiting decision
emailed	DC/21/1948/FUL - 18 North Hill	Approval	Awaiting decision
emailed	DC/21/1979/LBC - Buttrum's Mill Burkitt Road	Approval	Awaiting decision
emailed	DC/21/1928/FUL - 12 Market Hill	Approval	Awaiting decision
emailed	DC/21/1929/LBC -12 Market Hill	Approval	Awaiting decision
emailed	DC/21/2367/LBC - 34 Kingston Road	Approval	Awaiting decision
emailed	DC/21/2310/FUL - 33 Grundisburgh Road	Approval	Awaiting decision
emailed	DC/21/2373/FUL - The Highstead Lower Haugh Lane	Approval	Awaiting decision
emailed	DC/21/2374/FUL - Creek Cottage Broomheath	Approval	Awaiting decision
emailed	DC/21/2472/FUL - 22 Elmhurst Court Hamblin Road	Approval	Awaiting decision
emailed	DC/21/2515/LBC - 24 Sun Lane	Approval	Awaiting decision
emailed	DC/21/2419/FUL - Parking Area At Bullride Mews	Approval	Awaiting decision

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