

## To Members of the Planning Committee

Cllr Adelson

Cllr. Bale

Cllr. Beck

Cllr. Gillard

Cllr. Holdcroft

Cllr. Kneebone

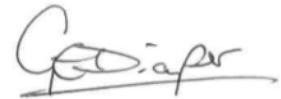
Cllr. Leach

Cllr. O' Nolan

Cllr. Phipps

Cllr. Sanders

You are hereby summoned to **attend the Meeting of the Planning Committee** to be held at the **Shire Hall** on **Tuesday 19<sup>th</sup> December at 5.30pm**



Greg Diaper

Town Clerk

14<sup>th</sup> December 2023

### **Public Attendance**

Members of the public and press are welcome to attend. The public will be invited to give their views/question the Town Council on issues on the agenda, or raise issues for consideration of inclusion at future meetings. This item will be limited to 15 minutes duration.

The Town Council, members of the public and press may record/ film or broadcast this meeting when the press and public are not lawfully excluded. Any member of the public who attends this meeting is advised that the Town Council cannot control 3rd party recording.

### **Agenda**

#### **534. Apologies**

#### **535. Declarations of interest**

To receive any declarations of interest and to consider requests for dispensations from Members on matters in which they have a disclosable pecuniary interest, other registerable or non-registerable interest.

#### **536. Public question time**

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



- 537. To agree and approve the minutes of the meeting held 6<sup>th</sup> December 2023**
- 538. To note intentions to undertake works to trees in the conservation area (TCA).**
- 539. To comment on applications to trees with a Tree Preservation Order (TPO).**
- 540. To comment on applications for planning permission.**
- 541. To note East Suffolk Council decisions on Planning Applications where those decision are contrary to this Council's recommendations and not previously reported.**
- 542. To consider if the Committee wishes to respond to the following consultations:**
- Healthy Environments Supplementary Planning Document**
  - Rural Development Supplementary Planning Document**
- 543. To nominate a Councillor to attend the Sizewell C Forum.**
- 544. Closure.**

Minutes of the meeting of the **Planning Committee** held at the **Shire Hall** on **Wednesday 6<sup>th</sup> December 2023** at **5.30pm**

**Councillors:**

Present: D Adelson, R Leach, E O’Nolan, N Phipps and R Sanders.

Apologies: S Bale, E Beck, P Gillard, G Holdcroft and M Kneebone.

In Attendance: Town Clerk and no members of the public.

**486. Apologies for Absence**

Apologies for absence had been received from Councillors Bale, Beck, Gillard, Holdcroft, Kneebone and Leach.

**487. To receive Declarations of Interest**

No members made any declarations of interests in relation to items on the agenda.

**488. Public Question Time.**

There were no members of the public present.

**489. To agree and approve the Minutes of the meeting held on 22<sup>nd</sup> November 2023**

The minutes of the Planning Committee meeting held 22<sup>nd</sup> November 2023 were approved.

**490. To note intentions to undertake works to trees in the conservation area (TCA)**

The Committee noted the following applications:

DC/23/4551/TCA – 26 Ipswich Road Woodbridge Suffolk IP12 4BU

DC/23/4588/TCA – 34 Seckford Street Woodbridge Suffolk IP12 4LY

**491. To comment on applications to trees with a Tree Preservation Order (TPO)**

No applications for discussion.

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**492. To comment on applications for planning permission**

The Council agreed their comment as set out below:-

DC/23/4332/FUL - Burkitt House 48 Chapel Street Woodbridge Suffolk IP12 4NF	WTC recommend approval.
DC/23/4527/FUL - Burkitt House 48 Chapel Street Woodbridge Suffolk IP12 4NF	WTC recommend approval.
DC/23/4469/VOC - 32 Thoroughfare Woodbridge Suffolk IP12 1AQ	WTC were satisfied with the conditions imposed on the original planning application (DC/20/2417/FUL), and therefore recommend refusal of this VOC application.

**493. To note East Suffolk Council decisions on Planning Applications where those decision are contrary to this Council's recommendations and not previously reported.**

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

**494. To note the current consultations being undertaken by East Suffolk Council**

The Committee noted the consultation documents prior to consideration at a future meeting.

**495. Closure**

The meeting was closed at 6.07pm.

Councillor Sanders  
Chair

### **Item 538**

#### **To note intentions to undertake works to trees in the conservation area (TCA)**

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.

<a href="#">DC/23/4692/TCA - 65A Thoroughfare</a> <a href="#">Woodbridge Suffolk IP12 1AH</a>	Expiry Date: Tue 02 Jan 2024
	Determination Date: Tue 16 Jan 2024
Ino. Holly (T1 on plan) - Fell Ino. Conifer (T2 on plan) - Fell	

<a href="#">DC/23/4696/TCA - 2 St Annes School</a> <a href="#">House Crown Place Woodbridge Suffolk</a> <a href="#">IP12 1BU</a>	Expiry Date: Tue 02 Jan 2024
	Determination Date: Tue 16 Jan 2024
Ino. Beech (T1 on plan) - Overall crown reduction by 2 metres Ino. Bay (T2 on plan) - Reduce in height by 2.5 metres and trim sides	

### **Item 539**

#### **To comment on applications to trees with a Tree Preservation Order (TPO)**

No applications to report.

### **Item 540**

#### **To comment on applications for planning permission:**

<a href="#">DC/23/4549/LBC - 18 Theatre Street</a> <a href="#">Woodbridge Suffolk IP12 4NE</a>	Expiry Date: Tue 09 Jan 2024
	Determination Date: Thu 25 Jan 2024
Listed Building Consent - Erection of a single storey garden room, replacing the existing conservatory, minor internal works, new stair and window replacement. Other alterations include: Replacement of windows and external doors, Non-structural internal works and decoration. New kitchen and bathroom, New patio / raised to be level with lower ground floor,, 'Tidying up' the existing external pipework; Re-opening the oculus window; Replacement of the existing glazed front door; Alteration to outbuilding; Removal and replacement of internal partition walls Replacement of the first-floor ceiling; Installation of new electrics; Loft hatch replacement;	

<a href="#">DC/23/4548/FUL - 18 Theatre Street</a> <a href="#">Woodbridge Suffolk IP12 4NE</a>	Expiry Date: Tue 09 Jan 2024
	Determination: Thu 25 Jan 2024
Erection of a single storey garden room, replacing the existing conservatory, minor internal works, new stair and window replacement. Other alterations include: Replacement of windows and external doors, Non-structural internal works and decoration. New kitchen and bathroom, New patio / raised to be level with lower ground floor;; 'Tidying up' the existing external pipework; Re-opening the oculus window; Replacement of the existing glazed front door; Alteration to outbuilding; Removal and replacement of internal partition walls Replacement of the first-floor ceiling; Installation of new electrics; Loft hatch replacement;	

<a href="#">DC/23/4613/FUL - 12 Kingston Farm Road</a> <a href="#">Woodbridge Suffolk IP12 4BD</a>	Expiry Date: Tue 02 Jan 2024
	Determination Date: Thu 25 Jan 2024
2no. single-storey rear extensions, first floor extension, extension to garage and 2no. parking spaces to the front of the property	

<a href="#">DC/23/4716/FUL - The Carriage House</a> <a href="#">Cumberland Street Woodbridge Suffolk</a> <a href="#">IP12 4AB</a>	Expiry Date: Tue 16 Jan 2024
	Determination Date: Thu 01 Feb 2024
Change of use to single dwelling, extension and alteration	

<a href="#">DC/23/4332/FUL - Burkitt House 48 Chapel</a> <a href="#">Street Woodbridge Suffolk IP12 4NF</a>	Expiry Date: Fri 15 Dec 2023
	Determination Date: Wed 03 Jan 2024
Construction of a single storey brick faced outbuilding to provide additional garaging for 2 no. vehicles and storage for Burkitt House. The main section of the proposal is 11.8m long x 6.8m wide and approximately 5.7m to the ridge. The overall footprint of the building is 76.3m <sup>2</sup> and positioned to the East of the existing driveway.	
Please note: A separate planning application has been submitted for the retention of 4no. timber garden features on the North & West boundaries (refer to numbers 1,2,3&4 on the Block Plan and corresponding photographs on drawing 22016/100/PA2). Feature no. 1 against the east boundary would be removed/demolished as and when the new outbuilding is constructed.	

This application has been included as it is understood that additional plans, neighbour responses, and consultee responses are due to be uploaded to the portal.

## **Item 541**

**To note East Suffolk Council decisions on Planning Applications where those decision are contrary to this Council's recommendations and not previously reported.**

<b>Date</b>	<b>Application</b>	<b>WTC Decision</b>	<b>ESC Decision</b>	<b>ESC Officer (Delegated) or Committee Decision</b>
26.04.22	DC/22/1359/FUL - 1 St Johns Street	Approval	Awaiting decision	
26.04.22	DC/22/1360/LBC - 1 St Johns Street	Approval	Awaiting decision	
07.06.22	DC/22/1389/FUL - Skateboard Facility Rear Of Deben Leisure Centre	Approval	Awaiting decision	
15.11.22	DC/22/4036/FUL - Land Between 15 And 17 Beech Way Woodbridge Suffolk	Refusal	Awaiting decision	
17.01.23	DC/22/4804/LBC - The Quay House 1 Station Road Woodbridge Suffolk IP12 4AU	Approval	Awaiting decision	
31.01.23	DC/23/0209/FUL - 23 Thoroughfare Woodbridge Suffolk IP12 1AA	Approval	Application Permitted	Delegated Decision
11.04.23	DC/23/1223/ADN - Woodbridge Tide Mill Tide Mill Way Woodbridge Suffolk IP12 1BH	Refusal	Awaiting decision	
24.05.23	DC/23/1568/VOC - 14 Gobbitts Yard Woodbridge Suffolk IP12 1DD	Refusal	Awaiting decision	
24.05.23	DC/23/1323/ADN- 28 Thoroughfare Woodbridge Suffolk IP12 1AQ	Approval	Awaiting decision	
24.05.23	DC/23/1713/LBC - 28 Thoroughfare Woodbridge Suffolk IP12 1AQ	Approval	Awaiting decision	
07.06.23	DC/23/1947/FUL - Unit 6 Ancient House Mews Woodbridge Suffolk IP12 1DH	Approval	Awaiting decision	
07.06.23	DC/23/1961/LBC - Unit 6 Ancient House Mews Woodbridge Suffolk IP12 1DH	Approval	Awaiting decision	
28.06.23	DC/23/1695/FUL - Churchyard St Marys Church Church Street Woodbridge Suffolk	Approval	Awaiting decision	
28.06.23	DC/23/1912/LBC - Churchyard St Marys Church Church Street Woodbridge Suffolk	Approval	Awaiting decision	
28.06.23	DC/23/2222/FUL - 5 Dukes Meadow Woodbridge Suffolk IP12 4DR	Approval	Awaiting decision	
23.08.23	DC/23/2222/FUL - 5 Dukes Meadow Woodbridge Suffolk IP12 4DR	Approval	Awaiting decision	
23.08.23	DC/23/2929/TEL - Wood Bridge Land At Manor Farm Grundisburgh Road Woodbridge Suffolk IP12 4LQ	No Comment	Prior Approval Granted	Delegated Decision
23.08.23	DC/23/2786/FUL - Units 4 And 5, East Bank House, 9 Tide Mill Way, Woodbridge, Suffolk IP12 1BY	No Comment	Application Withdrawn	Delegated Decision
06.09.23	DC/23/2786/FUL - Units 4 And 5, East Bank House, 9 Tide Mill Way, Woodbridge, Suffolk IP12 1BY	Refusal	Application Withdrawn	Delegated Decision
06.09.23	DC/23/3311/FUL - Westerley Prentices Lane Woodbridge Suffolk IP12 4LF	Approval	Application Permitted	Delegated Decision
20.09.23	DC/23/3347/FUL - 1 Tide Mill Way Woodbridge Suffolk IP12 1BY	Approval	Awaiting decision	
20.09.23	DC/23/3348/LBC - 1 Tide Mill Way Woodbridge Suffolk IP12 1BY	Approval	Awaiting decision	

18.10.23 DC/23/3608/FUL - 78 Victoria Road Woodbridge Suffolk IP12 1EL  
18.10.23 DC/23/3840/FUL - 23 Market Hill Woodbridge Suffolk IP12 4LX  
  
18.10.23 DC/23/3841/LBC - 23 Market Hill Woodbridge Suffolk IP12 4LX  
18.10.23 DC/23/3879/LBC - 23 Market Hill Woodbridge Suffolk IP12 4LR  
08.11.23 DC/22/1359/FUL - 1 St Johns Street Woodbridge Suffolk IP12 1EB  
08.11.23 DC/22/1360/LBC - 1 St Johns Street Woodbridge Suffolk IP12 1EB  
08.11.23 DC/23/3805/FUL - Woodbridge Service Station A12 Southbound Woodbridge Suffolk IP12 4LQ  
08.11.23 DC/23/3929/FUL - 69 Thoroughfare Woodbridge Suffolk IP12 1AH  
08.11.23 DC/23/3930/LBC - 69 Thoroughfare Woodbridge Suffolk IP12 1AH  
08.11.23 DC/23/3745/FUL - Angel House 27 - 29 Angel Lane Woodbridge Suffolk IP12 4NG  
08.11.23 DC/23/3746/LBC - Angel House 27 - 29 Angel Lane Woodbridge Suffolk IP12 4NG  
08.11.23 DC/23/0823/LBC - 11A St Johns Street Woodbridge Suffolk IP12 1EB  
08.11.23 DC/23/4153/FUL - 4 Bridgewood Road Woodbridge Suffolk IP12 4HA  
22.11.23 DC/23/4077/FUL - 4 Church Street Woodbridge Suffolk IP12 1DJ  
22.11.23 DC/23/3933/LBC - 45 Seckford Street Woodbridge Suffolk IP12 4LZ  
22.11.23 DC/23/4078/LBC - 4 Church Street Woodbridge Suffolk IP12 1DJ  
22.11.23 DC/23/3608/FUL - 78 Victoria Road Woodbridge Suffolk IP12 1EL  
22.11.23 DC/23/4210/LBC - Westmorland Cottage 2 - 4 Drybridge Hill Woodbridge Suffolk IP12 4HB  
22.11.23 DC/23/4407/FUL - 32 Ransom Road Woodbridge Suffolk IP12 4JU  
06.12.23 DC/23/4332/FUL - Burkitt House 48 Chapel Street Woodbridge Suffolk IP12 4NF  
06.12.23 DC/23/4527/FUL - Burkitt House 48 Chapel Street Woodbridge Suffolk IP12 4NF  
06.12.23 DC/23/4469/VOC - 32 Thoroughfare Woodbridge Suffolk IP12 1AQ

Refusal	Awaiting decision	Delegated Decision
Refusal	Awaiting decision	
No Comment	Awaiting decision	
Approval	Application Permitted	
Approval	Awaiting decision	
Approval	Awaiting decision	
Approval	Awaiting decision	
Approval	Awaiting decision	
Approval	Awaiting decision	
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Approval	Awaiting decision	
Approval	Awaiting decision	
Refusal	Awaiting decision	
Refusal	Awaiting decision	
Approval	Awaiting decision	
Approval	Awaiting decision	
Approval	Awaiting decision	
Refusal	Awaiting decision	



## **Item 542**

**To consider if the Committee wishes to respond to the following consultations:**

- **Healthy Environments Supplementary Planning Document**
- **Rural Development Supplementary Planning Document**

East Suffolk Council publish via its website a list of the current and former public consultations for which it is seeking comment:

<https://www.eastsuffolk.gov.uk/planning/planning-policy-and-local-plans/planning-policy-consultations/>

There are currently two consultations which may be of interest to this Committee, and in order that qualified discussion can be held at the Committee's meeting on December 19<sup>th</sup>, the link's for these are provided below.

<b>Consultation</b>	<b>Description</b>	<b>Start</b>	<b>End</b>
<a href="#">Healthy Environments Supplementary Planning Document</a>	The document provides guidance on creating healthier built environments. The consultation seeks feedback on the detailed planning guidance.	15-11-2023	10-01-2024
<a href="#">Rural Development Supplementary Planning Document</a>	The document provides guidance on development in rural areas. The consultation seeks feedback on the detailed planning guidance.	15-11-2023	10-01-2024

**Members are to consider if the Committee wishes to respond to the following consultations:**

- **Healthy Environments Supplementary Planning Document**
- **Rural Development Supplementary Planning Document**

## **Item 543**

### **To nominate a Member to attend the Sizewell C Forum.**

Officers have received the following communication from the Sizewell C Community Team:

#### **Invite to Sizewell C Forum**

Date: Tuesday 2 April 2024

Location: tbc

Time: 19:00 – 21:00

Dear Sizewell C Forum Member,

Sizewell C would like to invite your council to nominate one elected councillor or clerk to attend the Sizewell C Forum.

The purpose of the Sizewell C Forum is to provide the community with an update on the Construction of Sizewell C and the associated developments and will be held annually throughout the construction period. The Sizewell C forum will have updates from the other forums that run throughout the year and will have representatives from other agencies and third parties.

The Forum will enable local elected representatives and other relevant third parties (as appropriate) to ask questions, raise issues of concern, and help inform SZC Co on key issues affecting the local community and to find ways to minimise the impacts and maximise the benefits of the project to those living and working nearby.

The agenda, terms of reference and reports will be circulated the week commencing Monday 25 March 2024.

#### **Pre-submitted questions – deadline for questions to be submitted Midday 26 March 2024.**

If you would like to pre-submit a question that you or your constituents would like to ask, please do so by the deadline above by replying to [info@sizewellc.com](mailto:info@sizewellc.com) - please keep them concise and to a maximum of 2 questions. We will, as usual, be taking questions on the evening itself.

Kind Regards

The Sizewell C Community Relations Team

**Sizewell C Community Team**

**EDF Energy - Nuclear New Build**

**Members are asked to nominate a Councillor to attend the Sizewell C Forum.**