

To Members of the Planning Committee

Cllr Adelson
Cllr. Leach

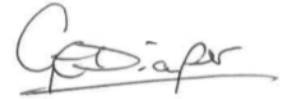
Cllr. Bale
Cllr. O' Nolan

Cllr. Gillard
Cllr. Phipps

Cllr. Holdcroft
Cllr. Sanders

Cllr. Kneebone

You are hereby summoned to **attend the Meeting of the Planning Committee** to be held at the **Shire Hall** on **Wednesday 23rd August at 5.30pm**



Greg Diaper
Town Clerk
18th August 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 30 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

229. Apologies

230. 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.

231. 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.

232. To agree and approve the minutes of the meeting held 2nd August 2023

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



- 234. To comment on applications to trees with a Tree Preservation Order (TPO).**
- 235. To comment on applications for planning permission.**
- 236. To note East Suffolk Council decisions on Planning Applications where those decision are contrary to this Council's recommendations and not previously reported.**
- 237. To discuss with District Councillor Yule the Planning Referral Panel process.**
- 238. Closure.**

Minutes of the meeting of the **Planning Committee** held at the **Shire Hall** on **Wednesday 2nd August 2023** at **5.30pm**

Councillors:

Present: D Adelson, S Bale, G Holdcroft, E O’Nolan and R Leach.

Apologies: P Gillard, M Kneebone, N Phipps and R Sanders

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

In the absence of the Chair, Cllr Adelson took the Chair.

219. Apologies for Absence

Apologies for absence had been received from Councillors Gillard, Kneebone, Phipps and Sanders

220. To receive Declarations of Interest

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

221. Public Question Time.

There were no members of the public present.

222. To agree and approve the Minutes of the meeting held on 19th July 2023

The minutes of the Planning Committee meeting held 19th July 2023 were approved.

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

The Committee noted the following applications:

DC/23/2949/TCA - Little Grange 3 Pytches Road Woodbridge Suffolk IP12 1EP

WTC are concerned that there is no justification by way of an arboricultural report and proposal by a qualified arborist for the requirement to fell trees T1 and T2 – this should be a pre-requisite for any trees in the conservation area (and in this case being in close proximity to a TPO tree (ZZZZXPOXT875)). Without such reasoning WTC strongly urge that the Planning Authorities Tree Officer inspect

these trees to ensure that felling is necessary – being in such close proximity to other TPO trees and TPO areas, it may be that these trees also require a TPO.

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

The Council agreed their comment as set out below:-

<p>DC/23/2884/TPO – Little Grange 3 Pytches Road Woodbridge Suffolk IP12 1EP</p>	<p>WTC recommend refusal of this application due to the insufficient information provided with the application.</p> <p>For any proposal for works to a tree with a TPO we would expect, as a minimum, photographic evidence and an arboricultural report with recommendations from a qualified person regarding the work required. WTC would urge the Planning Authorities Tree Officer inspect this tree to ensure that the work is necessary.</p>
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225. To comment on applications for planning permission

The Council agreed their comment as set out below:-

<p>DC/23/2712/LBC – 25 Seckford Street Woodbridge Suffolk IP12 4LY</p>	<p>WTC recommend approval.</p>
<p>DC/23/1879/FUL – 34 Brook Street Woodbridge Suffolk IP12 1BE</p>	<p>WTC recommend approval of the conversion from single to double glazed windows and rely on the Conservation Officer to ensure that the work is completed in a manner sympathetic to the existing façade of the building.</p>
<p>DC/23/2409/LBC – 34 Brook Street Woodbridge Suffolk IP12 1BE</p>	<p>WTC recommend approval of the conversion from single to double glazed windows and rely on the Conservation Officer to ensure that the work is completed in a manner sympathetic to the existing façade of the building.</p>

DC/23/2785/FUL - 108 Castle Street Woodbridge Suffolk IP12 1HL	WTC recommend approval.
DC/23/2811/FUL - 33 Through Duncans Woodbridge Suffolk IP12 4EA	WTC recommend approval.
DC/23/2749/FUL - Dobbies Garden Centre Grundisburgh Road Woodbridge Suffolk IP13 6HX	WTC recommend approval.

226. 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.

227. To consider the East Suffolk Council consultation on revised a Statement of Licensing Policy.

The Committee agreed it had no comments to make on the Statement of Licensing Policy.

228. Closure

The meeting was closed at 6.14pm.

Councillor Adelson
Vice-Chair

Item 233

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.

DC/23/2896/TCA- 44 Chapel Street	Expiry Date: Mon 21 Aug 2023
Woodbridge Suffolk IP12 4NF	Determination Date: Mon 04 Sep 2023
1no. Mulberry (T1 on plan) – Remove two front stems to ground level and reduce remaining crown by up to 1.5 metres	

DC/23/3111/TCA - 3 Doric Place	Expiry Date: Mon 04 Sep 2023
Woodbridge Suffolk IP12 1BT	Determination Date: Mon 18 Sep 2023
2no. Fig trees (marked on plan) – undertake works listed in schedule	

Item 234

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

DC/23/2885/TPO – Anchor House	Expiry Date: Mon 21 Aug 2023
Broomheath Woodbridge Suffolk IP12 4DL	Determination Date:
no. Monterey pine (T1 on plan) – Fell 1no. Monterey pine (T2 on plan) – Crown reduce in height by 50% of total tree height and reduce branches over-hanging 'Timbers' back to boundary line 1no. Monterey pine (T3 on plan) – Remove major co-dominant limb on southern side that overhangs 'Timbers'	

DC/23/3100/TPO – 119 Ipswich Road	Expiry Date: Wed 30 Aug 2023
Woodbridge Suffolk IP12 4BY	Determination Date: Mon 25 Sep 2023
T1 of TPO No. 200 / 2006 1no. Oak (T1 on Order, positioned in back garden) Reduce 2 large limbs on south eastern aspect by up to 4 metres and reduce remaining crown by up to 2 metres	

Item 235

To comment on applications for planning permission:

DC/23/2222/FUL – 5 Dukes Meadow	Expiry Date: Tue 15 Aug 2023
Woodbridge Suffolk IP12 4DR	Determination Date: Mon 31 Jul 2023
Proposed front and rear extensions including internal alterations	

DC/23/2797/FUL - 11 Theatre Street Woodbridge Suffolk IP12 4NE	Expiry Date: Wed 30 Aug 2023
	Determination Date: Tue 19 Sep 2023
Replace two UPVC windows and one set of patio doors at the rear	

DC/23/2798/LBC - 11 Theatre Street Woodbridge Suffolk IP12 4NE	Expiry Date: Wed 30 Aug 2023
	Determination Date: Tue 19 Sep 2023
Listed Building Consent - Replace two UPVC windows and one set of patio doors at the rear	

DC/23/2929/TEL - Wood Bridge Land At Manor Farm Grundisburgh Road Woodbridge Suffolk IP12 4LQ	Expiry Date: Thu 24 Aug 2023
	Determination Date: Mon 18 Sep 2023
Prior Notification - Telecommunication equipment and cabinets	

DC/23/2786/FUL - Units 4 And 5, East Bank House, 9 Tide Mill Way, Woodbridge, Suffolk IP12 1BY	Expiry Date: Fri 15 Sep 2023
	Determination Date: Mon 02 Oct 2023
Change of use of unit from drainage contractor E(g)(i) to a dark kitchen E(g)(iii).	

DC/23/2788/FUL - Barn C Former Wood Barn Cottage Site Seckford Hall Road Great Bealings IP13 6NX	Expiry Date: Mon: 04 Sep 2023
	Determination Date: Mon 11 Sep 2023
Installation of 2no. air source heat pumps	

DC/23/3144/FUL - Apricot Cottage Fen Walk Woodbridge Suffolk IP12 4BH	Expiry Date: Fri 15 Sep 2023
	Determination Date: Tue 10 Oct 2023
Installation of Air Source Heat Pump, front of property, ground level	

DC/23/2980/LBC - Stones Throw Cottage 19 Station Road Woodbridge Suffolk IP12 4AU	Expiry Date: Fri 15 Sep 2023
	Determination Date: Wed 04 Oct 2023
Listed Building Consent - Single Storey Rear Extension.	

DC/23/2979/FUL - Stones Throw Cottage 19 Station Road Woodbridge Suffolk IP12 4AU	Expiry Date: Fri 15 Sep 2023
Single Storey Rear Extension.	Determination Date: Wed 04 Oct 2023

Item 236

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

Date	Application	WTC Decision	ESC Decision	ESC Officer (Delegated) or Committee Decision
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	Awaiting decision	
14.02.23	DC/22/3778/FUL - Waterside Garage Grove Road Woodbridge Suffolk	Approval	Application Permitted	Delegated Decision
11.04.23	DC/23/1213/LBC - Ye Olde Bell And Steelyard 103 New Street Woodbridge Suffolk IP12 1DZ	Approval	Awaiting 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/23/1409/FUL - Riverside Theatre And Restaurant Quay Side Woodbridge Suffolk IP12 1BH	Approval	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	
24.05.23	DC/23/1952/FUL - 24 Cherry Tree Road, Woodbridge, Suffolk, IP12 4BN	Approval	Application Permitted	Delegated 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/23/2138/FUL - 5 Lanyard Place Woodbridge Suffolk IP12 1FE	Approval	Awaiting decision	
28.06.23	DC/23/2276/FUL - 5 Woolnough Road Woodbridge Suffolk IP12 1HJ	Approval	Awaiting decision	
28.06.23	DC/23/2206/FUL - Cornflower Cottage 110 Thoroughfare Woodbridge Suffolk IP12 1AT	Approval	Awaiting decision	
28.06.23	DC/23/2207/LBC - Cornflower Cottage 110 Thoroughfare Woodbridge Suffolk IP12 1AT	Approval	Awaiting decision	
28.06.23	DC/23/2239/LBC - 44 Brook Street Woodbridge Suffolk IP12 1BE	Approval	Application Permitted	Delegated Decision
28.06.23	DC/23/2222/FUL - 5 Dukes Meadow Woodbridge Suffolk IP12 4DR	Approval	Awaiting decision	
28.06.23	DC/23/2342/FUL - The Galley 21 Market Hill Woodbridge Suffolk IP12 4LX	Approval	Awaiting decision	

28.06.23	DC/23/2343/LBC - The Galley 21 Market Hill Woodbridge Suffolk IP12 4LX	Approval	Awaiting decision	
05.07.23	DC/23/2457/VOC - 58 Victoria Road Woodbridge Suffolk IP12 1EL	Approval	Awaiting decision	
05.07.23	DC/23/2481/FUL - 16 Peterhouse Crescent Woodbridge Suffolk IP12 4HT	Refusal	Awaiting decision	
19.07.23	DC/23/2503/LBC - 19 Sun Lane Woodbridge Suffolk IP12 1EG	Approval	Awaiting decision	
19.07.23	DC/23/2575/FUL - 20 Queens Drive Woodbridge Suffolk IP12 4FE	Approval	Awaiting decision	
19.07.23	DC/23/2633/VOC - 20 North Hill Woodbridge Suffolk IP12 1HH	Approval	Awaiting decision	
19.07.23	DC/23/2576/LBC - Kings Head Inn 17 Market Hill Woodbridge Suffolk IP12 4LP	Approval	Awaiting decision	
19.07.23	DC/23/0718/FUL - Sports Ground Notcutts Park Fynn Road Woodbridge Suffolk IP12 4LS	Approval	Application Permitted	Committee Decision
19.07.23	DC/23/2619/FUL - Silverburn 7 Dukes Park Woodbridge Suffolk IP12 4DD	Approval	Awaiting decision	
02.08.23	DC/23/2712/LBC - 25 Seckford Street Woodbridge Suffolk IP12 4LY	Approval	Awaiting decision	
02.08.23	DC/23/1879/FUL - 34 Brook Street Woodbridge Suffolk IP12 1BE	Approval	Awaiting decision	
02.08.23	DC/23/2409/LBC - 34 Brook Street Woodbridge Suffolk IP12 1BE	Approval	Awaiting decision	
02.08.23	DC/23/2785/FUL - 108 Castle Street Woodbridge Suffolk IP12 1HL	Approval	Awaiting decision	
02.08.23	DC/23/2811/FUL - 33 Through Duncans Woodbridge Suffolk IP12 4EA	Approval	Awaiting decision	
02.08.23	DC/23/2749/FUL - Dobbies Garden Centre Grundisburgh Road Woodbridge Suffolk IP13 6HX	Approval	Awaiting decision	

Item 237

To discuss with District Councillor Yule the Planning Referral Panel process.

The agenda for the July 19th meeting of this Committee included the following comment from the Town Clerk further to the Planning event attended in Darsham:

There has been a low participation from Town Councils at the Referral Panel – less than 30% – it was later requested by an attendee that Town and Parish Councils are given more notice of an application being taken to the panel in order that representation can be organised through the relevant Council Committees.

Since that time Members have received from the Planning Authority the 'Guidance for Using Public Access (including submitting comments) and Registering for Planning Committee Notifications through CMIS' document, which has been uploaded to SharePoint. This document contains the following pertinent comments in regards to the discussion to be had at this item:

It is important that Town /Parish Councils are clear on whether they object or support the scheme or have no objections, as it needs to be clear as this can trigger the application to our Planning Referral Panel. (p5)

In the case of 'Planning Applications' where the Town/Parish Council comments or those of the ESC Ward Member(s) or statutory consultees are contrary to the 'minded to' recommendation of officers the Planning Referral Panel process is triggered. The panel then decides on the determination process route as they can refer a planning application to Planning Committee or delegate the case to officers for determination. (p6)

Where the comments of the Town/Parish Council on a 'Planning Application' are contrary to the 'minded to' recommendation of officers, the application is referred to our Planning Referral Panel, who then decide the determination process route (i.e. can refer the application to Planning Committee or delegate the decision to officers). (p67)

Further to the Committees disappointment at the approval of application DC/23/0842/FUL - 78 Victoria Road, to which a strong recommendation of refusal was submitted by this Committee, it was requested that District Councillors Molyneux and Yule be asked to attend our next Planning meeting to explain what criteria the Referral Panel are taking into account?

DCllr Yule has confirmed she can attend the meeting, therefore Members are provided this opportunity to discuss the referral panel with the Cabinet Member with responsibility for Planning and Coastal Management.