

Minutes of the meeting of the **Planning Committee** held at the **Shire Hall** on **Wednesday 23<sup>rd</sup> August 2023** at **5.30pm**

**Councillors:**

Present: D Adelson, S Bale, G Holdcroft, N Phipps and R Sanders.

Apologies: P Gillard, M Kneebone, E O’Nolan and R Leach.

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

**229. Apologies for Absence**

Apologies for absence had been received from Councillors Gillard, Kneebone, O’Nolan and Leach.

**230. To receive Declarations of Interest**

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

**231. Public Question Time.**

There were no members of the public present.

**232. To agree and approve the Minutes of the meeting held on 2<sup>nd</sup> August 2023**

The minutes of the Planning Committee meeting held 2<sup>nd</sup> August 2023 were approved.

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

The Committee noted the following applications:

DC/23/2896/TCA- 44 Chapel Street Woodbridge Suffolk IP12 4NF

DC/23/3111/TCA - 3 Doric Place Woodbridge Suffolk IP12 1BT

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

The Council agreed their comment as set out below:-

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| <p>DC/23/2885/TPO - Anchor House<br/>Broomheath Woodbridge Suffolk IP12 4DL</p> | <p>WTC recommend refusal of this application due to the inadequate arboricultural detail provided in the application – as a minimum WTC would expect to see an Arboricultural Impact Assessment and comment from the Planning Authorities Tree Officer when considering the removal of/ work to trees to with a TPO. We would again urge the Planning Authority to ensure that applications without the required statutory information do not make it past the validation stage.</p> <p>If the Planning Authority are minded to approve this application, we recommend a condition be attached to the decision that a certain amount of timber is kept onsite as deadwood habitat – Woodbridge and the Broomheath/ Ipswich Road area are known to be Stag Beetle habitat.</p> |
| <p>DC/23/3100/TPO - 119 Ipswich Road<br/>Woodbridge Suffolk IP12 4BY</p>        | <p>WTC recommend approval however are concerned by the inadequate arboricultural detail provided in the application – as a minimum WTC would expect to see an Arboricultural Impact Assessment and comment from the Planning Authorities Tree Officer when considering the removal of/ work to trees with a TPO. We would again urge the Planning Authority to ensure that applications without the required statutory information do not make it past the validation stage.</p> <p>If the Planning Authority are minded to approve this application, we recommend a condition be attached to the decision</p>  |

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|  | that a certain amount of timber is kept onsite as deadwood habitat – Woodbridge and the Broomheath/Ipswich Road area are known to be Stag Beetle habitat. |
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**235. To comment on applications for planning permission**

The Council agreed their comment as set out below:-

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| DC/23/2222/FUL - 5 Dukes Meadow<br>Woodbridge Suffolk IP12 4DR                                       | WTC recommend approval and endorse the request of the Planning Authorities 'Arboriculture and Landscape Officer' in his communication from July 10 <sup>th</sup> that an Arboricultural Method Statement be provided before final approval can be considered.   |
| DC/23/2797/FUL - 11 Theatre Street<br>Woodbridge Suffolk IP12 4NE                                    | WTC recommend approval.   |
| DC/23/2798/LBC - 11 Theatre Street<br>Woodbridge Suffolk IP12 4NE                                    | WTC recommend approval.   |
| DC/23/2929/TEL - Wood Bridge Land At<br>Manor Farm Grundisburgh Road<br>Woodbridge Suffolk IP12 4LQ  | WTC have communicated directly with the contractor and therefore have no further comment to make on this application.   |
| DC/23/2786/FUL - Units 4 And 5, East Bank<br>House, 9 Tide Mill Way, Woodbridge, Suffolk<br>IP12 1BY | WTC consider that the information provided as of August 23 <sup>rd</sup> 2023 provides inadequate detail for a qualified decision to be made, and therefore submits a holding objection until more information can be provided by the applicant.<br><br>The current Planning Statement does not provide sufficient detail regarding the impact to the local area – there is only reference to incoming traffic to the site and the statement that the impact will be negligible is considered purposely misleading by WTC. There will be a substantial increase in vehicles movements in the area, which is already struggling to cope with the increased |

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|  | <p>vehicular activity due to the recent development of Deben Wharf and Whisstocks Place. The junction of Tide Mill Way with the B1438 suffers from poor visibility and is heavily used for informal pedestrian crossing – increasing the volume of traffic using this junction would be dangerous.</p> <p>WTC requests that the Planning Authority ask the applicant to provide an updated Planning Statement covering the points made in this response in order that the Committee can provide a final submission at its next meeting.</p> |
| DC/23/2788/FUL – Barn C Former Wood Barn Cottage Site Seckford Hall Road Great Bealings IP13 6NX | WTC consider that this application is outside of the Parish of Woodbridge, and therefore does not wish to provide comment.  |
| DC/23/3144/FUL – Apricot Cottage Fen Walk Woodbridge Suffolk IP12 4BH                            | WTC recommend approval however were interested to note, given the location and type of building, that the pre-planning advice recommended refusal due to the impact on the built environment and street scene – the property cannot be viewed from any publicly accessible area.  |
| DC/23/2980/LBC – Stones Throw Cottage 19 Station Road Woodbridge Suffolk IP12 4AU                | WTC recommend approval.   |
| DC/23/2979/FUL – Stones Throw Cottage 19 Station Road Woodbridge Suffolk IP12 4AU                | WTC recommend approval.   |

**236. 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.

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

This item was deferred to the September 6<sup>th</sup> meeting of the Committee.

**238. Closure**

The meeting was closed at 6.24pm.

Councillor Sanders  
Chair