

To Members of the Planning Committee

Cllr. Adelson

Cllr. Bale

Cllr. Gillard

Cllr. Leach

Cllr. Pegg

Cllr. Phipps

Cllr. Sanders

You are hereby summoned to **attend the meeting of the Planning Committee** to be held at the **Shire Hall** on **Wednesday 4th June at 5.30pm.**



Greg Diaper

Town Clerk

30th May 2025

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 fifteen 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.

Woodbridge Town Council vision statement

The Council will strive to ensure Woodbridge is a safe, harmonious, and thriving town where all residents and the wider community feel welcome.

We will work to make Woodbridge a place where all generations can participate in a vibrant, inclusive society that is environmentally resilient.

Agenda

- 1. To elect the Chair of Committee for the Civic Year 2025/26.**
- 2. To elect the Deputy Chair of Committee for the Civic Year 2025/26.**
- 3. Apologies.**
- 4. Declarations of Member Interests.**
To receive any declarations of interest in respect of items on this agenda.
- 5. Requests for dispensations.**

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

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. Fifteen minutes maximum – three minutes per person.

7. To agree and approve the minutes of the meeting held 21st May 2025.

8. To note intentions to undertake work to trees in the Woodbridge Conservation Area (TCA applications).

9. To comment on applications for work to trees with a Tree Preservation Order (TPO application).

10. To comment on applications for planning permission in the Parish of Woodbridge.

11. To note the decisions taken by East Suffolk Council on planning applications considered by this Committee.

12. Closure.

Minutes of the meeting of the **Planning Committee** held at the **Shire Hall** on **Wednesday 21st May 2025** at **5.30pm**

Councillors:

Present: D Adelson, S Bale, R Leach, D Pegg and R Sanders.

Apologies: E Beck, P Gillard, G Holdcroft and N Phipps.

In attendance: Town Clerk (Mr G E Diaper) and one member of the public.

1. Apologies for Absence.

The Committee agreed to approve the absence of Cllrs. E Beck, P Gillard, G Holdcroft and N Phipps.

2. To receive Declarations of Interest.

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

3. Requests for dispensations.

No members made any requests for dispensation in relation to items on the agenda.

4. Public Question Time.

The resident of the property adjacent to that covered by DC/25/1647/FUL - 6 Hawthorn Place Woodbridge Suffolk IP12 4JZ addressed the Committee about his concerns with the application.

5. To agree and approve the Minutes of the meeting held on 7th May 2025.

The minutes of the Planning Committee meeting held 7th May 2025 were approved as a true record.

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

Members of the Committee noted the following works to trees in the Woodbridge Conservation Area:

No applications received.

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

No applications received.

8. To comment on applications for planning permission.

The Council agreed their comments as set out below:-

<p>DC/25/1647/FUL - 6 Hawthorn Place Woodbridge Suffolk IP12 4JZ</p>	<p>WTC recommends refusal of this application as we believe the proposed height and design of the fence contravenes SCLP sections 11.2 c, e, and h.</p> <p>c) Access to daylight and sunlight – the fence is proposed to be 4m high, running north to south along the boundary of 6 Hawthorn Place. WTC consider that a fence of this height at that location will reduce daylight and cast shade into the adjacent gardens to the applicant's property.</p> <p>e) The resulting physical relationship with other properties – the fence will dwarf the existing fence provided at the adjacent properties and during winter, when the leaves on the surrounding trees have fallen, will provide a significant eyesore from the A12 Grove Road. The design of the fence is out of keeping with those already in situ.</p> <p>h) Safety and security – WTC have serious safety concerns about the proposed installation, notably the design of the</p>
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	fence and supporting posts, which in our opinion would not be sufficient to cope with the wind loading that will be experienced in this exposed location. Furthermore, the proximity of a poorly designed 4m fence to the A12 Grove Road and the footpath/cycle path alongside, presents a very serious risk to travellers in the event of falling across any of these routes. WTC requests that the Highways Authority are asked for their opinion of such a structure on the boundary of their property.
DC/25/1542/VOC - 11 Trinity Close Woodbridge Suffolk IP12 4TN	No objection.
DC/25/1736/FUL - Vale Cottage 69 Ipswich Road Woodbridge Suffolk IP12 4BT	No objection.
DC/25/1750/LBC - 2 Doric Place Woodbridge Suffolk IP12 1BT	No objection.

9. 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.

10. Closure.

The meeting was closed at 5.58pm.

Councillor Adelson
Chair

Item 8

To note intentions to undertake work to trees in the Woodbridge Conservation Area (TCA applications).

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/25/2041/TCA - Buttrums Mill Burkitt Road	Expiry Date: Fri 13 Jun 2025
Woodbridge Suffolk IP12 4JJ	Determination: Wed 02 Jul 2025
Ino. Oak (T1 on plan) - Remove dead limb over car park, reduce limbs overhanging car park by 2-3m. Ino. Sycamore (T2 on plan) - Remove base spur overhanging car park.	

DC/25/2054/TCA - Fenn Cottage Fen Walk	Expiry Date: Tue 17 Jun 2025
Woodbridge Suffolk IP12 4BH	Determination: Fri 04 Jul 2025
Proposal: Ino. Silver birch (adjacent to eastern property boundary) - Fell	

DC/25/2100/TCA - Woodbridge School	Expiry Date: Thu 19 Jun 2025
Burkitt Road Woodbridge Suffolk IP12 4JH	Determination: Wed 09 Jul 2025
T002 Dying leaning Elm - Fell T014 2 Sycamore in decline, coppice to stumps T015 Turkey Oak in decline, reduce crown by 35% to live wood and reshape. NOTE: T001, T003-T005 , T007-T012, T017-T019, T021 - exempt from application as dead, dying or dangerous NOTE: T001, T003-T005, T007-T012, T017-T019, T021 - exempt from application as dead, dying or dangerous	

Item 9

To comment on applications for work to trees with a Tree Preservation Order (TPO application).

No applications received for discussion.

Item 10

To comment on applications for planning permission in the Parish of Woodbridge.

DC/24/0315/LBC - Seckford Almshouses	Expiry Date: Fri 13 Jun 2025
Seckford Street Woodbridge Suffolk IP12 4NB	Determination: Wed 09 Jul 2025
Listed Building Consent - application for the removal of two sets of ornamental gates (which has already been undertaken on the grounds of health and safety), and the repair and reinstatement of those gates.	

DC/24/2697/FUL - 9 Angel Lane Woodbridge	Expiry Date: Tue 10 Jun 2025
Suffolk IP12 4NG	Determination: Fri 04 Jul 2025

Single storey extension measuring 4m x 5m at the rear of the property, to extend from the 1st floor across onto the elevated garden.

[DC/25/2043/FUL - 27 Warren Hill Road](#)
[Woodbridge Suffolk IP12 4DU](#)

Expiry Date: Wed 18 Jun 2025

Determination: Wed 16 Jul 2025

Single storey extension and removal of chimney stack

[DC/25/2056/FUL - 1 Pytches Road](#)
[Woodbridge Suffolk IP12 1EP](#)

Expiry Date: Thu 26 Jun 2025

Determination: Thu 17 Jul 2025

Construction of a two storey side and part rear extensions, matching gable ends, front porch and new square bay

Item 11

To note the decisions taken by East Suffolk Council on planning applications considered by this Committee.

Date	Application	WTC Decision	ESC Decision	ESC Officer (Delegated) or Committee Decision
07.06.22	DC/22/1389/FUL - Skateboard Facility Rear Of Deben Leisure Centre	Approval	Awaiting decision	
08.11.23	DC/23/0823/LBC - 11A St Johns Street Woodbridge Suffolk IP12 1EB	Approval	Awaiting decision	
21.02.24	DC/24/0315/LBC - Seckford Almshouses Seckford Street Woodbridge Suffolk IP12 4NB	No objection	Awaiting decision	
05.06.24	DC/24/1715/FUL - St Marys House 11 Market Hill Woodbridge Suffolk IP12 4LP	No objection	Awaiting decision	
05.06.24	DC/24/1716/LBC - St Marys House 11 Market Hill Woodbridge Suffolk IP12 4LP	No objection	Awaiting decision	
07.08.24	DC/24/2522/FUL - 2 Burkitt Road Woodbridge Suffolk IP12 4JL	Refusal	Awaiting decision	
07.08.24	DC/24/2268/FUL - Land And Store Adjacent To 21 Thoroughfare Woodbridge Suffolk	No objection	Awaiting decision	
07.08.24	DC/24/2481/VOC - Ferry Quay Cafe Ferry Quay Woodbridge Suffolk IP12 1BW	No objection	Awaiting decision	
21.08.24	DC/24/2810/VOC - Land To The South And East Of Adastral Park Martlesham Suffolk	Refusal	Awaiting decision	
23.10.24	DC/24/2697/FUL - 9 Angel Lane Woodbridge Suffolk IP12 4NG	No objection	Awaiting decision	
06.11.24	DC/24/1715/FUL - St Marys House 11 Market Hill Woodbridge Suffolk IP12 4LP	No objection	Awaiting decision	
06.11.24	DC/24/1716/LBC - St Marys House 11 Market Hill Woodbridge Suffolk IP12 4LP	No objection	Awaiting decision	
20.11.24	DC/24/3854/FUL - Hartington 21 Dukes Park Woodbridge Suffolk IP12 4DD	Hold	Awaiting decision	
04.12.24	DC/24/2810/VOC - Land To The South And East Of Adastral Park Martlesham Suffolk	Refusal	Awaiting decision	
04.12.24	DC/23/1695/FUL - Churchyard St Marys Church Church Street Woodbridge Suffolk	No objection	Awaiting decision	
04.12.24	DC/24/4186/LBC - Woodbridge Tide Mill Tide Mill Way Woodbridge Suffolk IP12 1BH	No objection	Awaiting decision	
05.02.25	DC/25/0267/FUL - 15 Clare Avenue Woodbridge Suffolk IP12 4ES	No objection	Awaiting decision	
19.02.25	DC/24/4505/FUL - 28 Hilly Fields Woodbridge Suffolk IP12 4DX	No objection	Awaiting decision	
19.03.25	DC/25/0735/FUL - 2 Clare Avenue Woodbridge Suffolk IP12 4ES	Refusal	Refused	Delegated Decision
19.03.25	DC/25/0765/LBC - 3 Kings Mews Thoroughfare Woodbridge Suffolk IP12 1AH	No objection	Awaiting decision	
19.03.25	DC/25/0764/FUL - 3 Kings Mews Thoroughfare Woodbridge Suffolk IP12 1AH	No objection	Awaiting decision	
19.03.25	DC/25/0900/FUL - 3A Thoroughfare Woodbridge Suffolk IP12 1AA	No objection	Awaiting decision	
02.04.25	DC/24/4565/FUL - Chenevix Jewellery 40B Market Hill Woodbridge Suffolk IP12 4LU	No objection	Permitted	Delegated Decision
02.04.25	DC/25/0109/LBC - Chenevix Jewellery 40B Market Hill Woodbridge Suffolk IP12 4LU	No objection	Permitted	Delegated Decision
02.04.25	DC/24/3854/FUL - Hartington 21 Dukes Park Woodbridge Suffolk IP12 4DD	Refusal	Awaiting decision	
02.04.25	DC/25/1070/LBC - 5 Angel Lane Woodbridge Suffolk IP12 4NG	No objection	Awaiting decision	
23.04.25	DC/25/1382/P3MA - First And Second Floors 21 New Street Woodbridge IP12 1DY	No objection	Awaiting decision	
23.04.25	DC/25/1371/FUL - Stable Cottage 11B Theatre Street Woodbridge Suffolk IP12 4NE	No objection	Awaiting decision	

23.04.25	DC/25/1363/LBC - Stable Cottage 11B Theatre Street Woodbridge Suffolk IP12 4NE	No objection	Awaiting decision
07.05.25	DC/25/1366/VOC - 11 Barton Road Woodbridge Suffolk IP12 1JQ	No objection	Awaiting decision
07.05.25	DC/25/1444/FUL - 7 Pinewood Woodbridge Suffolk IP12 4DS	No objection	Awaiting decision
07.05.25	DC/25/1557/FUL - 12 Kingston Farm Road Woodbridge Suffolk IP12 4BD	Refusal	Awaiting decision
07.05.25	DC/25/1514/LBC - 1 St Johns Street Woodbridge Suffolk IP12 1EB	No objection	Awaiting decision
07.05.25	DC/25/1664/FUL - 1 Briarwood Road Woodbridge Suffolk IP12 4DQ	No objection	Awaiting decision
21.05.25	DC/25/1647/FUL - 6 Hawthorn Place Woodbridge Suffolk IP12 4JZ	Refusal	Awaiting decision
21.05.25	DC/25/1542/VOC - 11 Trinity Close Woodbridge Suffolk IP12 4TN	No objection	Awaiting decision
21.05.25	DC/25/1736/FUL - Vale Cottage 69 Ipswich Road Woodbridge Suffolk IP12 4BT	No objection	Awaiting decision
21.05.25	DC/25/1750/LBC - 2 Doric Place Woodbridge Suffolk IP12 1BT	No objection	Awaiting decision