

Minutes of the meeting of the **Planning Committee** held at the **Shire Hall** on **Wednesday 26th August 2026** at **5pm**

Councillors:

Present: Cllrs. David Adelson, Simon Sadler, Robin Sanders and Katharine Turner.

Apologies: Cllrs. Sue Bale, Nigel Phipps, Eamonn O’Nolan, Ruth Leach and Thomas Rogerson.

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

1. Apologies for Absence.

The Committee agreed to approve the apologies of Cllrs. Sue Bale, Nigel Phipps, Eamonn O’Nolan, Ruth Leach and Thomas Rogerson.

2. To receive Declarations of Interest.

Cllr. Robin Sanders declared a Disclosable Pecuniary Interest as the owner of the property in relation to DC/26/2713/TCA.

3. Requests for Dispensations.

Cllr. Robin Sanders agreed to leave the meeting during the consideration of application DC/26/2713/TCA.

4. Public Question Time.

Two residents of Fen Walk spoke to their letters of objection in relation to application DC/26/2517/FUL – Nutwood Fen Walk Woodbridge Suffolk IP12 4BH.

5. To agree and approve the minutes of the meeting held 29th July 2026.

The minutes of the Planning Committee meeting held 29th July 2026 were approved as a true record.

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

The Committee noted the following intentions to undertake works to trees in the Woodbridge Conservation Area:

DC/26/2647/TCA – 20 North Hill Woodbridge Suffolk IP12 1HH
DC/26/2725/TCA – 16 Warren Hill Road Woodbridge Suffolk IP12 4DU

Cllr. Sanders left the meeting

DC/26/2713/TCA – 30 Victoria Road Woodbridge Suffolk IP12 1EJ

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

Cllr. Sanders rejoined the meeting.

The Committee commented on the following applications:

No applications received.

8. To comment on applications for planning permission.

The Committee commented on the following applications:

Application	Comment
DC/26/2605/FUL – 48 Haugh Lane Woodbridge Suffolk IP12 1JG	WTC does not object to the installation of the fence as long as the existing hedge is retained – the fence should be installed within or adjacent to the hedge as the plans appear to show. If the hedging is to be removed, WTC request that the Planning Authority ensure that suitable replacement planting is a condition of approval, to ensure Biodiversity habitat is not lost.
DC/26/2551/FUL – 75 Ipswich Road Woodbridge Suffolk IP12 4BT	WTC has no objection to the proposal but strongly recommends that if the Planning Authority are minded to approve the application, a condition be included that the garage will always remain an integral part of the property and cannot in whole or in part, be rented or sold separately from

	the main property. This condition should apply to all future owners of the property.
DC/26/2517/FUL – Nutwood Fen Walk Woodbridge Suffolk IP12 4BH	WTC recommend refusal as we consider that due to the increase in height of the outbuilding and the impact upon neighbouring properties from the first floor windows of a habitable room directly overlooking the neighbouring garden right on the boundary, that the application contravenes SCLP11.2: Residential Amenity: a) Privacy/overlooking;
DC/26/2653/LBC – 2 Athenrye Court Cumberland Street Woodbridge Suffolk IP12 4AP	No objection.
DC/26/2734/FUL – 54 And 56 Thoroughfare Woodbridge Suffolk IP12 1AL	No objection.
DC/26/2735/LBC – 54 And 56 Thoroughfare Woodbridge Suffolk IP12 1AL	No objection.
DC/26/2658/VOC – Hartington 21 Dukes Park Woodbridge Suffolk IP12 4DD	WTC has no objection, however we encourage the Planning Authority to include the condition proposed by the Arboricultural Officer to include replacement planting of tree T6.
DC/26/2744/VOC – Alexander House 3 Stone Place Woodbridge Suffolk IP12 1DW	No objection.
DC/26/2737/VOC – Alexander House 3 Stone Place Woodbridge Suffolk IP12 1DW	No objection.
DC/26/2733/LBC – 31A Thoroughfare Woodbridge Suffolk IP12 1AH	No objection.
DC/26/2732/FUL – 31A Thoroughfare Woodbridge Suffolk IP12 1AH	No objection.

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

The Committee noted the decisions taken by East Suffolk Council on planning applications considered by this Committee.

10. To consider a request from the Finance Committee to take a position on the requirement for a local (neighbourhood) plan.

The Committee agreed that its preferred position is that Woodbridge has a strong representation in new East Suffolk Local Plan, rather than work to complete a neighbourhood plan. To this point, the Committee and Town Council will need to actively engage with East Suffolk Council during the preparation of the new Local Plan.

11. Closure.

The meeting was closed at 6.11pm.

Councillor Adelson
Chair