

MINUTES OF A MEETING OF THE DEVELOPMENT COMMITTEE HELD IN THE COUNCIL CHAMBER, COUNCIL OFFICES, CORKS LANE, HADLEIGH ON WEDNESDAY, 21 MARCH 2012

PRESENT: Mr P K Beer – Chairman

| | |
|-----------------|--------------------|
| Mr C W Arthey | Mr A F D W Osborne |
| Mr M J Deacon | Mr N A Ridley |
| Mrs K S Grandon | Mr D C Rose |
| Mr B D Hurren | Mr R C Smith |
| Mr P Jones | Mr R W Thake |
| Mr D H Keane | Mr A J Ward |
| Mrs M O Munson | |

Dr M F M Bamford, Mr PJ Holbrook and Mr N McMaster were unable to be present.

Ms J A Jenkins, Ward Member for Leavenheath, was present at the meeting and spoke on Item No 3 of Paper L165 (Application No B/11/01585) with the consent of the Chairman.

89 SUBSTITUTES

It was noted that in accordance with Council Procedure Rule No. 5 substitutes were in attendance as follows:

Mr B D Hurren (substituting for Dr M F M Bamford)
Mr N A Ridley (substituting for Mr P J Holbrook)

90 DECLARATION OF INTERESTS

Mr C W Arthey declared a personal and prejudicial interest in Item No 7 of Paper L165 (Application No B/12/00137/RES) by reason of being one of the applicants and was not present during consideration of the item.

Mr B D Hurren declared a personal interest in Item No 3 of Paper L165 (Application No B/11/01585/FHA) by virtue of a slight acquaintance with the applicant but stated that his interest was such that he was able to speak and vote on the matter concerned.

Mrs M O Munson subsequently declared a personal interest in Item No 5 of Paper L165 (Application No B/11/01557/ABV) in her capacity as a trustee of South Suffolk Leisure appointed by Babergh District Council, but stated that her interest was such that she was able to speak and vote on the matter concerned.

91 MINUTES

RESOLVED

That the Minutes of the meeting held on 22 February 2012 be confirmed and signed as a correct record.

92 PETITIONS

None received.

93 QUESTIONS FROM MEMBERS

None received.

94 SITE INSPECTIONS

Members noted that requests for site inspections in Tattlingstone and Long Melford had been put forward by the respective Ward Members, Councillors Ward and Kemp, but were no longer required.

RESOLVED

- (1) **That site inspections be held on Wednesday, 28 March 2012 in respect of the undermentioned sites, prior to consideration of the applications by the Committee:-**

NEDGING

Application No B/11/01616/FHA Full application – Erection of single-storey rear conservatory (retention of) and erection of two bay cartlodge with first floor store. Construction of new vehicular access, Willow Cottage, Nedging Road.

Miss D L Kendall, Ward Member for South Cosford, requested a site inspection to assess the impact of the proposal upon the listed building and street scene.

ACTON

Application No B/12/00209/FUL Full application – Erection of two-storey dwellinghouse and detached double garage and formation of vehicular access to High Street, Albany House, High Street.

Mrs J Antill, Ward Member for Waldingfield, requested a site inspection to assess the impact of the development upon surrounding properties and the amenities of existing occupants, in particular Ivy Cottage.

CHILTON

Application No B/09/00932/FUL **Full application – Erection of 2 detached industrial buildings (Use Class B1, B2 and B8), centrally located service yard area, surface car parking, landscaping and associated works, land east of County Farm fronting Church Field Road, Waldingfield Road.**

Mrs J Antill, Ward Member for Waldingfield had requested a site inspection (previously approved) to assess the scale of the development and the impact on historic buildings (Chilton Church and Chilton Hall)). Members were aware that this would be a second visit to the site, the earlier visit having taken place in March 2011.

(2) That a Panel comprising the following Members be appointed to inspect the sites:-

| | |
|-------------------------|---------------------------|
| Mr C W Arthey | Mr D H Keane |
| Dr M F M Bamford | Mr A F D W Osborne |
| Mr P K Beer | Mr N A Ridley |
| Mrs K S Grandon | Mr D C Rose |
| Mr P J Holbrook | Mr R C Smith |
| Mr B D Hurren | Mr R W Thake |
| Mr P Jones | Mr A J Ward |

95 PLANNING APPLICATIONS FOR DETERMINATION BY THE COMMITTEE

Members had before them an [Addendum](#) to [Paper L165](#) (circulated to Members prior to the commencement of the meeting) summarising additional correspondence received since the publication of the Agenda, but before 12 noon on the working day before the meeting, together with errata.

Details of further representations received in respect of Item Nos. 1 and 3 of Paper L165 were reported to the meeting and considered and taken into account before a decision was made on each item.

In accordance with the Council's procedure for public speaking on planning applications, representations were made as detailed below:-

| <u>Planning Application No</u> | <u>Representations From</u> |
|--------------------------------|-----------------------------------|
| B/12/00021/FUL | Mr D Pearce (Agent for Applicant) |
| B/11/01585/FHA | Mrs Benson (Applicant) |

RESOLVED

That subject to the imposition of conditions or reasons for refusal (whether additional or otherwise) in accordance with delegated powers under Council Minute No. 48(a) (dated 19 October 2004), decisions on the items referred to in Paper L165 be made as follows:-

(a) HOLBROOK

**Application No B/12/00021/FUL
[Paper L165 – Item 1](#)**

Full Application – Erection of detached two-storey dwelling and associated works (amended scheme to B/11/01316/FUL), land east of Garland Cottage.

Notwithstanding the Chief Planning Control Officer's recommendation to grant planning permission subject to conditions, a motion to refuse was proposed and seconded but withdrawn before a vote was taken, the proposer's concerns being met by the suggestion that the applicant could be asked to agree a revised description of the proposed development.

RESOLVED

That subject to the applicant agreeing to the description of the proposed development being amended to read '1½ storey', the Chief Planning Control Officer be authorised to grant planning permission, subject to conditions including:-

- **Materials to be implemented as stated;**
- **Landscaping and boundary enclosures to be implemented as stated;**
- **Access surfacing details to be submitted for approval;**
- **Provide and retain parking/manoeuvring areas;**
- **Removal of Class B and C permitted development rights for alterations to the roof.**

(b) ASSINGTON

**Application No B/11/01585/FHA
[Paper L165 – Item 3](#)**

Full Application – erection of single storey rear and side extensions and two storey front and rear extension (following demolition of existing side extension). Insertion of two front dormer windows, and erection of garage/outbuilding, Orchard Cottage, The Street.

Notwithstanding the Chief Planning Control Officer's recommendation to refuse planning permission for reasons relating to the proposed development being contrary to the provisions of Policies CN01, CR04 and HS33, a motion to grant permission subject to conditions was proposed and seconded. The motion was carried on being put to the vote, on the grounds that the proposed development would not form a prominent or incongruous addition to the dwelling, would not have an adverse impact on the Special Landscape Area and was not therefore in conflict with Policies CN01, CR04 and HS33.

RESOLVED

That planning permission be granted subject to conditions to be imposed by the Chief Planning Control Officer under the delegated powers including:-

- **Materials.**

(c) SADBURY

**Application No B/12/00047/FHA
[Paper L165 – Item 6](#)**

Full Application – Erection of first-floor side extension and single-storey rear extension (following demolition of existing rear extension). Rear garden gate to be enlarged and relocated, 4 Abbey Road.

RESOLVED

That planning permission be granted subject to conditions including:

- **Standard time limit.**

(d) HADLEIGH

**Application No B/11/01636/FUL
[Paper L165 – Item 2](#)**

Full Application – Erection of detached bungalow for class C2 use (linked to residential care home), Wolves View, Ipswich Road.

RESOLVED

That planning permission be granted subject to conditions including:-

- **Occupancy of bungalow to be limited to C2 residential care home use for three occupants and linked to the use of Wolves View as a residential care home;**
- **The roof materials and render to match the host dwelling (Wolves View).**

(e) LAVENHAM

Application No B/12/00102/FHA
[Paper L165 – Item 4](#)

Full Application – Erection of single storey rear extension, 41 Green Willows.

RESOLVED

That planning permission be granted subject to conditions including;-

- Standard time limit.

(f) SUDBURY

Application No B/11/01557/ABV
[Paper L165 – Item 5](#)

Application for Advertisement Consent – Erection of new external illuminated signs to new soft play area and new entrance lobby, Kingfisher Leisure Centre, Station Road.

RESOLVED

That planning permission be granted subject to the standard advertising conditions as set out within The Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

(g) SEMER

Application No B/12/00137/RES
[Paper L165 – Item 7](#)

Submission of details under outline planning permission B/89/01868/OUT – landscaping scheme for 4 detached dwellings and garage block, Semer Gate Farm, Hadleigh Road.

RESOLVED

That the reserved matter submission (being the landscaping of the site) be approved.

The business of the meeting was concluded at 10.55 a.m.

.....
Chairman