

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD IN THE COUNCIL CHAMBER, COUNCIL OFFICES, CORKS LANE, HADLEIGH ON WEDNESDAY, 25 FEBRUARY 2015

PRESENT: Peter Beer – Chairman

Michael Bamford	Jack Owen
John Deacon	Nick Ridley
Kathryn Grandon	David Rose
John Hinton	Ray Smith
Peter Jones	Rex Thake
Adrian Osborne	Trot Ward

Desmond Keane and Mary Munson were unable to be present.

117 SUBSTITUTES

It was noted that in accordance with Council Procedure Rule No 5, a substitute was in attendance as follows:-

John Hinton (substituting for Desmond Keane).

118 DECLARATION OF INTERESTS

Peter Beer, Jack Owen and Adrian Osborne all stated that the applicant for [Item 1 of Paper P105](#) (Application No B/14/01478/OUT) was known to them as a Sudbury Town Councillor, but that they were able to speak and vote on the item.

119 MINUTES

The minutes of the meetings held on [14](#) and [28 January 2015](#) having been circulated prior to the day of the meeting were considered by Members as the final item of business at the meeting.

RESOLVED

That the minutes of the meetings held on 14 January 2015 and 28 January 2015 be confirmed and signed as correct records.

120 PETITIONS

None received.

121 QUESTIONS FROM MEMBERS

None received.

122 PLANNING APPLICATIONS FOR DETERMINATION BY THE COMMITTEE

Members had before them an [Addendum to Paper P105](#) (circulated to Members prior to the commencement of the meeting) summarising additional correspondence received since the publication of the Agenda, but before noon on the working day before the meeting, together with errata.

Details of further representations received in respect of Item Nos. 1 and 2 were reported to the meeting and considered and taken into account before decisions were made on each item.

In accordance with the Council's procedure for public speaking on planning applications, representations were made as detailed below on an item contained in [Paper P105](#):-

<u>Application No.</u>	<u>Representations from</u>
B/14/01487/OUT	Mr B Whymark – Agent for 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. 48a (dated 19 October 2004) decisions on the items referred to in Paper P105 be made as follows:-

(a) GREAT CORNARD

<u>Application No. B/14/01487/OUT</u>	Outline Application – erection of 2 detached dwellings, Moorlands Barn, Blackhouse Lane.
<u>Paper P105 – Item 1</u>	

Members noted from the Addendum that the Local Highway Authority had now withdrawn its objection and had confirmed that the necessary visibility splays could be achieved, thus removing one of the two reasons recommended by the Corporate Manager – Development Management for refusing planning permission. Notwithstanding the Corporate Manager's recommendation based on the remaining reason, which related to unsustainable development in the countryside, a motion to grant planning permission was moved, and carried on being put to the vote. The reasons for approval were based on the site being well-related to the existing pattern of sporadic development, not isolated and therefore not contrary to the provisions of paragraph 55 of the NPPF regarding special circumstances.

RESOLVED

That outline planning permission be granted subject to conditions including the provision of a visibility splay as recommended by the Local Highway Authority.

(b) HADLEIGH

Application No. B/15/00069/TCA **Notification of reduction of an oak tree situated within the Hadleigh Conservation Area, 4 Benton Street.**
Paper P105 – Item 2

RESOLVED

That no objection be raised to the proposed works subject of the notification.

The business of the meeting was concluded at 10.30 a.m.

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Chairman