



Newmarket

T O W N C O U N C I L

**Minutes of a Meeting of the Development & Planning Committee
held on Monday, 17th November 2008 at 6.00 pm at the Memorial Hall, Newmarket**

Attendance :

Councillor R Fletcher (Chairman)
Councillor J Bailey
Councillor K Bovill
Councillor W Burch
Councillor D Hudson
Councillor M Jefferys
Councillor J Uney

Also Present: Isabelle Barrett – Town Clerk, Rosemary Foreman – Minute Assistant, 3 Members of the Public

Minute	Action by
D/08/11/20 <u>APOLOGIES</u> There were no apologies.	
D/08/11/21 <u>ABSENT</u> Councillor D Cross was absent.	
D/08/11/22 <u>DECLARATION OF MEMBERS INTERESTS & CONSIDER UPDATE OF REGISTER OF INTEREST</u> None noted.	
D/08/11/23 <u>TO CONFIRM THE MINUTES OF THE MEETING HELD ON 3rd NOVEMBER 08</u> The Minutes of the Development & Planning Meeting held on 3 rd November 08 were agreed and signed as a true record by Councillor Fletcher.	
D/08/11/24 <u>MATTERS ARISING</u> None noted.	

D/08/11/25 AN INVITATION TO MEMBERS OF THE PUBLIC TO PUT QUESTIONS/STATEMENTS OF NOT MORE THAN 3 MINUTES DURATION RELATING TO ITEMS LISTED IN THE PUBLIC PART OF THE AGENDA ONLY

Mr D Mason spoke on behalf of the residents of Harwood Villa regarding planning application F/2008/0696/FUL. Mr Mason had been advised by FHDC Historic Buildings Officer that the proposed 2-storey rear extension would be detrimental to the appearance of the conservation area, the main objection being the loss of a flint wall which was visible from New Cut. Mr Mason said the flint work had been considerably altered since its inception and similar extensions to the one proposed had been built on neighbouring properties. Neighbours said the rear access to the property was in dispute, but access was recorded with the Land Registry. He believed the flint wall was not of great historical value, was out of sight of the public and was starting to crumble. The proposed extension was necessary to provide modern en-suite and improved toilet facilities.

D/08/11/26 TO DISCUSS PRE-APPLICATIONS WITH FHDC

None noted.

D/08/11/27 TO DISCUSS PLANNING APPLICATIONS DEFERRED AT MEETING HELD ON 3rd NOVEMBER 08

None noted

D/08/11/28 CURRENT PLANNING APPLICATIONS

Amended Planning Applications: None noted.

Week 44

D/08/11/28/01 *F/2008/0696/FUL Two storey rear extension. Harwood Villa Wellington Street Newmarket.

The Committee objected as they felt the rear flint wall should be retained, as recommended by the Historic Buildings Officer.

The members of the public left the meeting.

D/08/11/28/02 *F/2008/0718/FUL Erection of 'Gazova' covered outdoor play area Fairstead House Fordham Road Newmarket.

The Committee objected as they felt it was out of keeping with the conservation area.

D/08/11/28/03 F/2008/0716/CR3 County application – erection of a temporary classroom. St Louis RC Primary School Fordham Road Newmarket.

This application had previously been approved.

Week 45

D/08/11/28/04 *F/2008/0720/FUL Erection of ancillary building for bedding storage, associated machinery and horse boxes. La Grange Fordham Road Newmarket.
The Committee voiced no objections.

D/08/11/28/05 F/2008/0722/FUL Erection of one Micro Turbine and associated works for a period of 15 years. Tesco Stores Ltd Fordham Road Newmarket.
The committee felt that they had no strong planning grounds on which to object to the wind turbine, but questioned its utility. They pointed out that its maximum output, 6Kw, would power a mere sixty 100W light bulbs. Moreover, if it ran continuously for many years it might just recoup the energy expended in its manufacture, transportation, erection and maintenance. While generally applauding their green initiatives, they urged Tesco to adopt more significant ways to safeguard the environment and to eschew such PR-led tokenism.

D/08/11/28/06 F/2008/0710/COU Change of use of first floor caretaker's flat to provide a resident involvement suite, community surgery and training centre. 1 Brough Scott House Bill Rickaby Drive Newmarket.
The Committee voiced no objections.

D/08/11/28/07 F/2008/0704/FUL Erection of a 3-storey building comprising restaurant and bar (A3/A4) use at ground floor and basement level with 75 hotel rooms above (Major Development). Former Technical Institute Fordham Road Newmarket.

Following a vote (6 in favour, 2 against and 1 abstention), the Committee made the following recommendation:

D/08/11/28/07.01 Recommendation

That NTC voice no objections to planning application F/2008/0704/FUL - Erection of a 3-storey building comprising restaurant and bar (A3/A4) use at ground floor and basement level with 75 hotel rooms above.

D/08/11/29 TO RECEIVE RESULTS OF APPLICATIONS AS DETERMINED BY FHDC
FHDC Planning Determinations received during weeks 44 and 45 are as follows:-

Application	Description	Address	FHDC Decision	TC Decision
F/08/507/FUL	Erection of carport to side	8 Leaders Way Newmarket	Approved with conditions	No objections
F/08/641/CAT	Fell 3 Horse Chestnut trees	Kremlin Stud Stables Snailwell Rd Newmarket	No objections	No objections
F/08/543/ADI	Display of 3 internally illuminated fascia signs	3-5 Elizabeth Parade Newmarket	Approved with conditions	No objections
F/08/550/FUL	Conversion of building above existing shop to 8 flats and erection of a 3-storey rear extension, following demolition of existing 2-storey building	91-95 High Street Newmarket	Refused	Objected
F/08/551/LBC	Conversion of building above existing shop to 8 flats and erection of a 3-storey rear extension, following demolition of existing 2-storey building	91-95 High Street Newmarket	Refused	Objected
F/08/632/FUL	Modifications to shop front, including installation of 2 new ATMs, relocation of existing nightsafe and replacement of an existing door with glazed screen. Secure glazing with frosted film will be installed to certain windows where internal spaces are of a secure nature	48 High Street Newmarket	Approved with conditions	No objections
F/08/638/LBC	Refurbishment of 2 nd and 3 rd floor bedroom and bathroom accommodation	The Jockey Club Chambers 101 High Street Newmarket	Approved with conditions	No objections
F/08/643/FUL	Erection of rear extension	21 Edinburgh Road Newmarket	Approved with conditions	No objections
F/08/678/DC	Discharge of conditions 3,8,9,11,16,18, 20 & 22 of planning permission F/08/336/FUL	30 Park Lane Newmarket	Approved	
F/08/716/CR3	County application – erection of temporary classroom	St Louis RC Primary School Newmarket	No objections	No objections

D/08/11/30 CORRESPONDENCE

The Committee noted the following correspondence:

- 1 FHDC – Strategic Housing Land Availability – date for replies extended to 9th December
- 2 Orbit Housing – Planned Building Extension – Community Consultation Meeting at Childwick House, 18th November 08, 4-7 pm

D/08/11/31 PLANNING APPLICATION WITHDRAWALS

None noted.

D/08/11/32 PLANNING APPLICATION APPEALS

Councillor Fletcher advised that planning application F/2007/0883/FUL (15 Fielden Way) had been refused.

D/08/11/33 FEEDBACK FROM FHDC PLANNING MEETINGS

Councillor Fletcher advised that planning application F/2008/0682/OUT (28 St Mary's Square) had been refused but planning application F/2008/0706/FUL (3 Holly Cottage) had been approved.

D/08/11/34 TO DISCUSS VARIATION OF PREMISES LICENCE APPLICATIONS

None noted.

D/08/11/35 DATE OF NEXT MEETING

Monday, 1st December 08 at 6.00 pm.

Following a suggestion from Councillor Fletcher, the Committee agreed that a further meeting would be held on Monday, 15th December 08 should there be sufficient business to discuss.

Town Clerk

EXCLUSION OF THE PRESS & PUBLIC

D/08/11/36 TO CONSIDER WHETHER UNDER SECTION 100A (4) OF THE LOCAL GOVERNMENT ACT 1972, THE PRESS AND PUBLIC SHOULD BE EXCLUDED FROM THE MEETING FOR THE FOLLOWING ITEMS OF BUSINESS ON THE GROUNDS THAT THEY INVOLVE THE LIKELY DISCLOSURE OF EXEMPT INFORMATION AS PRESCRIBED IN PART 1 OF SCHEDULE 12A OF THE LOCAL GOVERNMENT ACT 1972 AND INDICATED AGAINST EACH ITEM ***

Following a vote, it was agreed that the press and public should be excluded from the meeting for the following item of business.

D08/11/36.01 Resolved

That the Public and Press be excluded from the meeting for the following item of business on the grounds that it may involve the likely disclosure of exempt information.

D/08/11/37 * RESCISSION OF RESOLUTION 08/10/15.02 AND NEW RECOMMENDATION**

Councillors received the advice given by the FHDC Locum Solicitor and SALC and after discussion made the following recommendation:

D/08/11/37.01 Recommendation

That resolution 08/10/15.02 be rescinded under Standing Order 36.1.

D/08/11/37.02 Recommendation

That Tyco Electronics be advised that NTC had rescinded their resolution to vigorously oppose their proposal to install a Vodaphone base station in the town but that the Council considered the proposed Exning Road site was unsuitable because of its proximity to local schools and hospitals, and because of its impact on the street scene.

Councillor Richer asked for information regarding the cost of the Solicitor's advice. Town Clerk advised that no costs had been occurred to the Town Council.

Meeting closed at 7.10 pm.

Signed _____ Date _____