



Minutes of a Meeting of the Development & Planning Committee
Held on Monday 5th March 2018 at 6.00 pm at the Memorial Hall Newmarket

Attendance:

Councillor R Hood (Chairman)	Councillor P Hulbert
Councillor J Berry	Councillor J Lay
Councillor J Clarke	Councillor R Nobbs
Councillor A Drummond	Councillor J Wadham
Councillor W Hirst	Councillor P Winter

Also Present: Bobby Bennett – TCM, Julie Ashton – Minute Assistant, 1 Member of the Press and 3 Members of the Public

Minute	Action by
<p>D/18/03/1 <u>CHAIRMAN TO READ FIRE SAFETY NOTICE AND ANNOUNCE THAT PROCEEDINGS MAY BE FILMED OR RECORDED</u></p> <p>The Chairman opened the meeting and read out the Fire Safety briefing and the announcement that the meeting may be filmed or recorded.</p>	
<p>D/18/03/2 <u>APOLOGIES</u></p> <p>Apologies were received from Cllrs, Morrey, O’Neill and Wright.</p>	
<p>D/18/03/3 <u>DECLARATION OF MEMBERS INTERESTS & TO REMIND COUNCILLORS OF THE NEED TO KEEP UP TO DATE THEIR REGISTER OF MEMBER’S INTERESTS AND TO CONSIDER ANY REQUESTS RECEIVED FOR MEMBER’S DISPENSATION</u></p> <p>None noted.</p>	
<p>D/18/03/4 <u>TO CONFIRM THE MINUTES OF THE MEETING HELD ON MONDAY 19TH FEBRUARY 2018 AND MATTERS ARISING</u></p> <p>Members received the minutes of the Development & Planning Committee held on 19th February 2018 and the following was agreed:</p> <p><u>D/18/03/4.01 Resolved</u> That the minutes of the Development & Planning Committee meeting held on 19th February 2018 be adopted and signed as a true record by the Chairman of the D&P Committee.</p> <p>Matters arising:</p> <p>Page 2 – D/18/02/6/02 – TCM advised that the License hearing would be held 14th March 2018 and that was also the date of Network Rail hearing and the following was agreed:</p>	

D/18/03/4.01 Resolved

That the RFO attends the FHDC License hearing 14th March 2018 and reads out a statement on behalf of the Committee.

D/18/03/5

PUBLIC PARTICIPATION ‘AN INVITATION TO MEMBERS OF THE PUBLIC TO PUT QUESTIONS/STATEMENTS OF NOT MORE THAN 3 MINUTES DURATION. NO RESOLUTIONS CAN BE MADE BUT COUNCILLORS ARE VERY HAPPY FOR MATTERS RELATING TO THE TOWN TO BE BROUGHT TO THEIR ATTENTION

Mr Young spoke to item 10 FHDC Local Plan and urged NTC to support the proposed housing development at Hatchfield Farm, The Town had a genuine need for extra housing and the development would attract 106 money to improve the infrastructure and encourage outside investment.

The Chairman proposed that Item 8 a) D/17/1614/FUL – Oakfield Surgery Newmarket be brought forward and the following was agreed:

D/18/03/5.01 Resolved

That item 8 a) D/17/1614/FUL be brought forward.

D/18/03/6

AMENDED PLANNING APPLICATIONS

Cllrs Berry, Drummond, Hood and Nobbs declared a nonpecuniary interest in the following application

D/18/03/6/01 D/17/1614/FUL – Oakfield Surgery Newmarket amended planning application.

D/18/03/6.01 Resolved

The Committee requested that it be noted that they supported the amended planning application and voiced no objections.

Two members of the public left the meeting

D/18/03/7 **CURRENT PLANNING APPLICATIONS**

Week 07

Cllrs Hirst and Hood declared a nonpecuniary interest in the following application.

D/18/03/7/01 DC/18/0238/FUL- Planning Application - Planning Application - Change of use from residential (C3) to Office (B1a) - The Old Courts 147 All Saints Road Newmarket Suffolk.

D/18/03/7.01 Resolved

The Committee voiced no objections.

Cllr Hood declared a pecuniary interest in the following application and proposed that the Mayor take the Chair and the following was agreed:

D/18/03/7.02 Resolved

That the Mayor takes the Chair for the following planning

application.

Cllr Hood left the meeting and the Mayor took the Chair.

A resident's letter of objection to the next two planning applications (item 12 Correspondence) was included in this consideration.

D/18/03/7/03 DC/18/0276/TCA – Trees in a Conservation Area Notification - 1no. Crab apple (2 on plan), 2no. Sycamore (7 and 10 on plan), 1no. Cypress (11 on plan) Fell - Chels 51A Bury Road Newmarket Suffolk,

D/18/03/7.03 Resolved

The Committee actively encourages responsible tree management and strongly objects to the felling of healthy trees.

D/18/03/7/04 DC/18/0274/FUL - Planning Application - 2no. detached dwellings - Rear of 51A Bury Road Newmarket Suffolk.

D/18/03/7.04 Resolved

The Committee objected on the following grounds:

- **Overlooking/loss of privacy**
- **Highway safety**
- **Effect on trees and wildlife/ nature conservation**

Cllr Hood returned to the meeting and took the Chair. Cllr Nobbs declared an interest in the following application.

D/18/03/7/05 DC/18/0283/HH – Householder Planning Application - (i) Conversion of existing garage to play room and (ii) garage to side elevation - 3 Cecil Lodge Close Falmouth Avenue Newmarket.

D/18/03/7.05 Resolved

The Committee voiced no objections.

Week 08

D/18/03/7/06 DC18/0317/TPO – TPO/1991/19 - Tree Preservation Order - T1 Horse Chestnut - (i) Lift crown to 4.5m above road following crown lift around tree to balance (ii) Remove rubbing sub-branch to South-East - 16 Hallwyck Gardens Newmarket.

D/18/03/7.06 Resolved

The Committee actively encourages responsible tree management and voiced no objections.

D/18/03/8 **EAST CAMBS APPLICATIONS**

None noted.

D/18/03/9 **AMENDED PLANNING APPLICATIONS**

D/18/03/9/01 D/17/2121/FUL – Change of use from industrial, (class B1, B2, B8) to Da (dance School).

D/18/03/9.02 Resolved

The Committee voiced no objections

**D/18/03/10 TO RECEIVE RESULTS OF APPLICATIONS AS DETERMINED BY FHDC
FHDC Planning Determinations received during weeks 07 and 08 are as follows:-**

Application	Description	Address	FHDC Decision	NTC Decision
DC/17/1321/LB	Application for Listed Building Consent - (i) Removal of internal loadbearing wall and installation of new beam (ii) Alteration to bar counter	Bushel Inn Market Street Newmarket	Approved	No objections
DC/17/1680/VAR	Planning Application - Variation of condition 4 of DC/16/1634/FUL - to enable use of revised Drainage Strategy for Construction of 1no. retail warehouse (Class A1) including mezzanine floor space, outdoor project centre and secure compound (with external racking system); access and servicing arrangements; car parking, landscaping and associated works	Wickes Willie Snaith Road Newmarket Suffolk	Approved	No objections
DC/17/2508/FUL	Planning Application - Single storey rear extension (demolition of existing rear structures) with rear extensions to the first and second floors	2 Sun Lane Newmarket Suffolk	Approved	No objections
DC/17/2620/HH	Householder Planning Application - (i) two storey side and rear extension and (ii) alterations to single storey front extension	Pelham Hamilton Road Newmarket	Approved	No objections
DC/18/0004/TCA	Trees in a Conservation Area Notification - (i) 1no. Laurel hedge (H1 on plan) reduce to a height of 2.5 metres and (ii) 1no. Laurel (T1 on plan) reduce to a height of 3 metres	Abington Place 44 Bury Road Newmarket Suffolk	Approved	No objections
DC/18/0094/TCA	Trees in a Conservation Area Notification - 1no. Sycamore (T1 on plan) 40% Crown Reduction	3 Falmouth Gardens Newmarket	Approved	No objections
DC/17/1905/VAR	Planning Application - Variation of Condition 2 of DC/16/2184/FUL to allow use of revised plans - 01.3 REV B - 01.04 REV B - 01.5 REV B - 02.1 REV B - 02.2 REV B - 02.04 REV B and 02.05 REV B - amendments to door and window positions and location of lift shaft for 10no. apartments	Nowell Lodge Fordham Road Newmarket Suffolk	Approved	No objections
DC/18/2645/ADV	Application for Advertisement Consent - 1 no. non-illuminated glass fascia sign and 1 no. non-illuminated fascia sign	Bull Inn 62 High Street Newmarket	Approved	No objections
DC/17/2646/LB	Application for Listed Building Consent - 1 no. non-illuminated glass fascia sign and 1 no. non-illuminated fascia sign	Bull Inn 62 High Street Newmarket	Approved	No objections
DC/17/2671/HH	Householder Planning Application - two storey rear extension	Murray Lodge Cottage Queensberry Road Newmarket	Approved	No objections
DC/18/0111/TCA	Trees in a Conservation Area Notification - (i) 1no. chestnut (T2) reduce height by 5 metres (ii) 1no. chestnut (T5) reduce crown by 20% (iii) 2no. chestnut (T3 and 4 on plan) reduce length of lower limb by 50% (iv) 1no. chestnut (T8) crown reduce by 30% (v) 1no. chestnut (T9) re-pollard (vi) 1no. chestnut (T11 on plan) raise crown by 6 metres (vii) 4no. chestnut (T12, T13, T16 and T17 on plan) raise crown by 5 metres (viii) 2no. chestnut (T14 and T15 on plan) fell (ix) 1no. eucalyptus (T18 on plan) reduce length of branch by 33%	Clarehaven Stable 57 Bury Road Newmarket Suffolk	Approved	Objected

DC/18/0152/TCA	Trees in a Conservation Area Notification - T1 - Horse Chestnut - Reduce 1 limb overhanging garage by 2 metres.	Communal Land Abernant Drive Newmarket Suffolk	Approved	No objections
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D/18/03/11 TO REVIEW PLANNING APPLICATION WITHDRAWALS

The following applications were withdrawn:

DC/17/0380/FUL - Planning Application - extension of staff car park to provide an additional 35no. parking spaces - Carlburg Stables 49 Bury Road Newmarket Suffolk.

DC/17/0895/FUL - Planning Application - Change of use from A1 (Shop) to a flexible retail use falling within use classes A1 (shops), A2 (professional services), A3 (food and drink), A4 (drinking establishments), and A5 (hot food takeaway) - 128 High Street Newmarket.

D/18/03/12 FOREST HEATH LOCAL PLAN

The Chairman advised that the recommendations to adjust the planned housing allocation for Red Lodge and Lakenheath would undertake a 6 week consultation.

D/18/03/13 TO DISCUSS ANY LICENSING APPLICATIONS

None noted.

D/18/03/14 CORRESPONDENCE

Letter regarding DC/18/0274 was noted – included at item D/18/03/7.01.

D/18/03/15 DATE OF NEXT MEETING

Monday 19th March 2018 at 6.00pm in the Memorial Hall.

D/18/03/16 TO NOTE ANY ITEMS FOR NEXT MEETING

None noted

Meeting closed at 6:45pm.

Signed _____ Date _____