



**Minutes of a Meeting of the Development & Planning Committee**  
**Held on Monday 29<sup>th</sup> April 2019 at 6.00pm at the Memorial Hall Newmarket**

**Attendance:**

Councillor J Morrey (Chairman)  
 Councillor J Berry  
 Councillor R Hood  
 Councillor P Hulbert

Councillor J Lay  
 Councillor R Nobbs  
 Councillor C O’Neill  
 Councillor P Winter

Also Present: Roberta Bennett - TCM, Julie Ashton – Minute Assistant 1 member of the Press and 1 Member of the Public.

Minute	Action by
<p><b>D/19/04/29</b>    <b><u>CHAIRMAN TO READ FIRE SAFETY NOTICE AND ANNOUNCE THAT PROCEEDINGS MAY BE FILMED OR RECORDED</u></b>            The Chairman opened the meeting and read out the Fire Safety Notice and confirmed that proceedings may be filmed or recorded</p>	
<p><b>D/19/04/30</b>    <b><u>APOLOGIES</u></b>            Apologies were received from Cllrs Drummond and Wadham. Cllrs Clarke, Hirst and Wright were absent.</p>	
<p><b>D/19/04/31</b>    <b><u>DECLARATION OF MEMBERS INTERESTS &amp; 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></b>            None noted.</p>	
<p><b>D/19/04/32</b>    <b><u>TO CONFIRM THE MINUTES OF THE MEETING HELD ON MONDAY 15<sup>TH</sup> APRIL 2019 AND MATTERS ARISING</u></b>            The minutes of the Development &amp; Planning Committee held on 15<sup>th</sup> April 2019 and the following was agreed:</p> <p><b><u>D/19/04/32.01 Resolved</u></b>  <b>That the minutes of the Development &amp; Planning Committee held on 15<sup>th</sup> April 2019 be adopted and signed as a true record by the Chairman of the Development &amp; Planning Committee.</b></p> <p>Matters arising:</p> <p>Page 2 – D/19/04/9.01 - The Chairman confirmed that the letter to West Suffolk had been sent.</p> <p>Page 2 – D/19/04/10 – The Chairman advised that the West Suffolk</p>	

Planning Officer had been contacted and had carried out an inspection. The wall had become unstable and would be replaced to the same height. The Planning Officer would obtain a copy of the structural report. The replacement wall is part of a planning application on list 16.

Page 3 – D/19/04/28 – The Chairman circulated a checklist of issues for developments of more than 10 dwellings. The Committee would consider these and an item would be placed on the next agenda.

**D/19/04/33 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**

None noted

**D/19/04/34 CURRENT PLANNING APPLICATIONS**

*Week 15*

**D/19/04/34/01** DC/19/0528/HH– Householder Application – Single storey side extension – 485 Aureole Walk Newmarket Suffolk.

**D/19/04/34.01 Resolved**

**The Committee voiced no objections.**

**D/19/04/34/02** DC/19/0524/FUL – Planning Application – Change of use of a workshop to B1 offices – Black Bear Harley Davidson Black Bear Lane Newmarket Suffolk.

**D/19/04/34.02 Resolved**

**The Committee voiced no objections subject to meeting the Highways stipulations regarding parking.**

*Week 16*

**D/19/04/34/03** DC/19/0542/VAR - Planning Application- Variation of condition 10 (opening hours) of DC/18/2405/FUL to amend the opening hours to: Monday - Friday 8.00am - 9.00pm Saturday 9.00am - 1.00pm - Newmarket Community Hospital 56 Exning Road Newmarket.

**D/19/04/34.03 Resolved**

**The Committee voiced no objections subject to the legal private right of way being managed correctly.**

**D/19/04/34/04** DC/19/0683/TPO - TPO 1980/02 - Tree Preservation Order - T63 - Sycamore - Reduce tree overall by 4 metres and to thin tree by 20% - 4 Cecil Lodge Close Falmouth Avenue Newmarket.

**D/19/04/34.04 Resolved**

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

**D/19/04/34/05** DC/19/0687/TCA - Trees in a Conservation Area Notification - 1no. Chestnut Tree - Pollard over grown tree - Communal Land Abernant Drive Newmarket.

**D/19/04/34.05 Resolved**

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

**D/19/04/34/06** DC/19/0716/HH - Householder Planning Application - (i) Proposed two storey side extension - 20 St Fabians Close Newmarket.

**D/19/04/34.06 Resolved**

**The Committee voiced no objections.**

**D/19/04/34/07** DC/19/0721/HH - Conversion of Existing Garage and outbuilding to form new bedroom and ensuite extension to the adjacent 2 storey cottage - Exeter Villa, The Cottage 31 Exeter Road Newmarket.

**D/19/04/34.07 Resolved**

**The Committee voiced no objections subject to sufficient parking being provided.**

**D/19/04/35** **AMENDED AND DEFERRED PLANNING APPLICATIONS**

**D/19/04/35/01** DC/19/0394/FUL – Targa Cottage 24 Cheveley Road.

**D/19/04/35.01 Resolved**

**The Committee deferred this application to seek confirmation that neighbouring properties had received notification of the plans and if not, that an extension be requested.**

**D/19/04/35/02** DC/19/0687/TCA – Communal Land, Abernant Drive Newmarket.

**D/19/04/35.02 Resolved**

**The Committee voiced no objections.**

*Cllr Hood joined the meeting.*

**D/19/04/35/03** DC/17/2674/FUL – 122 High Street Newmarket.

**D/19/04/35.03 Resolved**

**That the previous resolution of objections on the grounds of traffic and parking issues, with no provision for parking.**

**D/19/04/36** **EAST CAMBS PLANNING APPLICATIONS**

None noted.

TCM advised that East Cambs had approved the plans for the development of the Kennet Garden Village at the Planning meeting last week. There were no representations from West Suffolk and the

following was agreed:

**D/19/04/36.01 Resolved**

**That a letter be sent to West Suffolk to express disappointment that the Local Authority did not make any representation on the impact that the Kennet Garden Village would have on Newmarket infrastructure and services.**

**D/19/04/37 TO RECEIVE RESULTS OF APPLICATIONS AS DETERMINED BY FHDC**

There were no FHDC Planning Determinations received during weeks 15 and 16.

Application	Description	Address	WS Decision	NTC Decision
DC/19/0152/FUL	Planning application - installation of new auto bi-parting door set and fire escape door to the front elevation	30 The Guineas Shopping Centre The Rookery Newmarket Suffolk	Approved	No objection
DC/19/0184/TPO	TPOo02 (1993) - tree preservation order - 1no. horse chestnut (t4 on order) - reduce height by 3 metres and reduce crown spread on all sides by 2 metres to include shape and balance where necessary	Hyperion Court Falmouth Avenue Newmarket	Approved	No objection
DC/19/0249/FUL	Planning application - two storey front extension and single storey courtyard 'loggia' extension including new reception area	Beaufort Cottage, Stables 140 High Street Newmarket	Approved	No objection
DC/18/0821/OUT	Outline planning application (all matters reserved) - conversion of existing building (mixed use: class d1 and sui generis) into 12no. apartments (class c3) with associated external works, landscaping and parking	Former Police Station Newmarket Suffolk	Approved	No objections
DC/18/2305/FUL	Planning application - three storey office accommodation building with associated access and parking	Land at Willie Snaith Road Willie Snaith Road Newmarket Suffolk	Approved	No objection
DC/18/2543/FUL	Planning application - proposed new painted render, new windows and doors and new staircase to access roof staff area to existing building	Goodwin Business Park, Ucat Willie Snaith Road Newmarket	Approved	No objection

**D/19/04/38 TO REVIEW PLANNING APPLICATION WITHDRAWALS**

None noted.

**D/19/04/39 TO DISCUSS ANY LICENSING APPLICATIONS**

None noted.

**D/19/04/40 CORRESPONDENCE**

The following correspondence was noted:

- a. West Suffolk Council April Newsletter – Section 106 monies, the following was agreed:

**D/19/04/40.01 Resolved**

**That the West Suffolk Obligations Officer be contacted regarding Section 106 monies by the new D&P Committee.**

b. Proposed speed bumps on Hyperion Way

**D/19/04/41 DATE OF NEXT MEETING**

Monday 13<sup>th</sup> May 2019 at 6.00pm at the Memorial Hall.

**D/19/04/42 TO NOTE ANY ITEMS FOR NEXT MEETING**

- New planning considerations
- Targa Cottage
- Checklist for issues regarding developments of more than 10 dwellings
- Queensbury Lodge

The Chairman thanked Members for their good work and support during the year and the Committee thanked the Chairman for his leadership of the Committee.

Meeting closed at 6:50pm.

Signed \_\_\_\_\_ Date \_\_\_\_\_