

Membership as from May 2019

Chairman - Councillor Lay
Vice Chairman - Councillor Lindsay
Councillor Caesar
Councillor De'Ath
Councillor Drummond
Councillor Hood
Councillor Hulbert
Councillor Kerby



Newmarket

TOWN COUNCIL

The Memorial Hall, High Street, Newmarket Suffolk CB8 8JP
TEL: 01638 667 227

You are hereby summoned to attend a meeting of the
DEVELOPMENT AND PLANNING COMMITTEE
to be held at **Memorial Hall, High Street, Newmarket, CB8**
8JP On Tuesday 28th May 2019 at 6pm

AGENDA

The meeting is held in public and the public are encouraged to attend and participate. Just occasionally matters such as contractual or staffing matters do have to be held in the confidential part of the meeting.

Members of the public and press may not orally report or comment about a meeting as it takes place if present at a meeting of the Council, but otherwise may:

- a. film, photograph or make an audio recording of the meeting;
- b. use any other means for enabling persons not present to see or hear proceedings at a meeting as it takes place or later;
- c. report or comment on the proceedings in writing, during or after a meeting or orally after the meeting.

The Council will where possible facilitate such recording unless it is being disruptive. It will also take steps to ensure that children, the vulnerable and members of the public who object to being filmed are protected without undermining the broader purpose of the meeting

1. Chair to read fire safety notice and announce that proceedings may be filmed or recorded.
2. **APOLOGIES** To receive and accept apologies for absence
3. **REGISTER OF INTERESTS** Declaration of Members' Interests & to remind Councillors of the need to keep up to date their Register of Members' Interests and to consider any requests received for Members' Dispensation.
4. **MINUTES OF PREVIOUS MEETING** To receive and confirm the minutes of the meeting held on 13th May 2019 and any matters arising
5. **PUBLIC PARTICIPATION** 'An invitation to members of the public to put questions or statements of not more than 3 minutes duration. Resolutions can only be made on items that are on the agenda, but Councillors are very happy for matters relating to the Town to be brought to their attention
6. **PLANNING APPLICATIONS** - West Suffolk Council - Attached
7. **PLANNING APPLICATIONS** - Amended and Deferred Plans
 - a. DC/19/0885/TPO - 12 Stirling Gardens Newmarket CB8 0ER - Tree officer comments attached
8. **PLANNING APPLICATIONS** - East Cambs - Attached
9. **PLANNING DECISIONS AND PLANS WITHDRAWN** - Lists Attached
10. **PLANNING TREES** - To request the replacement of felled trees.
11. **PIPE WORK IN BURY ROAD / NEWMARKET BROOK** - To discuss the bad odour
12. **QUEENSBURY LODGE** - To receive an update
13. **LICENCING** To discuss any Licensing Applications - None at date of agenda
14. **CORRESPONDENCE:**
 - a. **SCC - TRO's at by Schools**
15. Date of next meeting: **Monday 3rd June 2019**
16. To note items for consideration at the next meeting
- 17.

Signed...  Roberta Bennett, Town Council Manager, 22nd May 2019

To: Chair & Members of D&P Committee, Other Council Members & the Press

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Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee
Held on Monday 13th May 2019 at 6.00pm at the Memorial Hall Newmarket

Attendance:

Councillor J Lay (Chairman)
 Councillor S Caesar
 Councillor A Drummond

Councillor R Hood
 Councillor P Hulbert
 Councillor T Kerby
 Councillor K Lindsay

Also Present: Roberta Bennett - TCM, Julie Ashton – Minute Assistant, Cllrs Appleby and O'Neill, 1 Member of the Press and 2 Members of the Public.

Minute	Action by
D/19/05/1 <u>CHAIRMAN TO READ FIRE SAFETY NOTICE AND ANNOUNCE THAT PROCEEDINGS MAY BE FILMED OR RECORDED</u> The Chairman opened the meeting and read out the Fire Safety Notice and confirmed that proceedings may be filmed or recorded	
D/19/05/2 <u>APOLOGIES</u> Apologies were received from Cllr De'Ath.	
D/19/05/3 <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> None noted.	
D/19/05/4 <u>TO CONFIRM THE MINUTES OF THE MEETING HELD ON MONDAY 29TH APRIL 2019 AND MATTERS ARISING</u> The minutes of the Development & Planning Committee held on 29th April 2019 and following was agreed: <u>D/19/05/4.01 Resolved</u> That the minutes of the Development & Planning Committee held on 29th April 2019 be adopted and signed as a true record by the Chairman of the Development & Planning Committee.	
<i>Cllr O'Neill and a member of the press joined the meeting</i> There were no matters arising.	
D/19/05/5 <u>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</u>	

MATTERS RELATING TO THE TOWN TO BE BROUGHT TO THEIR ATTENTION

A resident spoke to item 8 and asked the Committee to consider requesting double yellow lines to assist with parking issues in Cheveley Road.

D/19/05/6 TRAINING – OVERVIEW OF MATERIAL CONSIDERATIONS AND PLANNING MATTERS

TCM gave an overview of material consideration for planning applications and supplied handouts. TCM explained the options of supporting or objecting to applications and the need to declare any pecuniary and nonpecuniary interests.

A proposal was made to bring item 8 forward and the following was agreed:

D/19/05/6.01 Resolved

That item 8 Targa Cottage be brought forward.

D/19/05/7 AMENDED AND DEFERRED PLANNING APPLICATIONS

D/19/05/7/01 DC/19/0394/FUL – Targa Cottage 24 Cheveley Road.

D/19/05/7.01 Resolved

The Committee objected on the grounds of overdevelopment of the site and High Way safety issues.

D/19/05/8 CURRENT PLANNING APPLICATIONS

Week 17

A member of the public left the meeting.

Cllr Hood declared a pecuniary interest in the following 2 applications and left the meeting.

D/19/05/8/01 DC/19/0459/TPO– TPO 13 (1991) Tree Preservation Order - 1no. Beech (T009 on plan, within A4 on Order), 2no. Common Beech (T017 and T034 on plan, within A4 on Order), 2no. Horse Chestnut (T018 and T067 on plan, within A4 on Order), 1no. Sycamore (T019 on plan, within A4 on Order) - fell - Godolphin Stables Snailwell Road Newmarket.

D/19/05/8.01 Resolved

The Committee OBJECTED to this application. Newmarket Town Council actively encourages responsible tree management and considered that this application should be reviewed by the West Suffolk Tree Officer. If the trees are to be felled, the Committee requests the planting of suitable replacement trees.

Cllr Hood returned to the meeting.

D/19/05/8/02 DC/19/0707/TCA– Trees in a Conservation Area Notification - (i) 2no. Common Beech (T031 and T039 on plan), 1no. Horse Chestnut (T070 on plan), 5no. Sycamore (T020, T022, T024, T032 and T033 on plan),

1no. Corsican Pine (T021 on plan), 2no. Common Ash (T025 -T026 on plan), 4no. Elm sp (T038, T040, T041 and T043 on plan), 2no. Ash (T048 and T062 on plan) - fell (ii) 2no. Ash (within G002 on plan) - crown reduction back to fence line, (iii) and (iv) 1no. Common Beech (T035 on plan) - Reduce to 4metres, finish with crown cut - Godolphin Stables Snailwell Road Newmarket Suffolk.

D/19/05/8.02 Resolved

The Committee OBJECTED to this application. Newmarket Town Council actively encourages responsible tree management and considered that this application should be reviewed by the West Suffolk Tree Officer. If the trees are to be felled, the Committee requests the planting of suitable replacement trees.

Week 18

D/19/05/8/03 DC/19/0617/TPO - TPO/2012/04 Tree Preservation Order - 2no. Yew and 4no Cypress (Area G1 on Plan, T13 and T25 on order) reduce in height by up to 3.5 metres - 6 Arborfield Drive Newmarket Suffolk.

D/19/05/8.03 Resolved

The Committee actively encourages responsible tree management. The Committee DOES NOT OBJECT to this application.

D/19/05/8/04 DC/19/0801/HH - Householder Planning Application - (i) Single storey flat roof rear extension with a balcony above (ii) new porch to the front elevation (iii) enclosed side walkway - 11 Millbank Newmarket.

D/19/05/8.04 Resolved

The Committee voiced no objections.

D/19/05/8/05 DC/19/0847/TCA - Trees in a Conservation Area Notification - 1no Conifer - Fell - Balaton Lodge Snailwell Road Newmarket.

D/19/05/8.05 Resolved

The Committee OBJECTED to this application. Newmarket Town Council actively encourages responsible tree management and considered that this application should be reviewed by the West Suffolk Tree Officer. If the trees are to be felled, the Committee requests the planting of suitable replacement trees.

D/19/05/8/06 DC/19/0870/TPO - TPO2009(09) - Tree Preservation Order - (i) T1 - Ash - Fell, (ii) T2 - Sycamore - Fell, (iii) T3 - Holm Oak - Crown lift to 5.2m (iv) T4 - Holm Oak - Crown lift to 5.2m - Kingfisher House St Fabians Close Newmarket.

D/19/05/8.06 Resolved

The Committee actively encourages responsible tree management. The Committee DOES NOT OBJECT to this application.

D/19/05/8/07 DC/19/0884/TCA -Trees in a Conservation Area Notification - T1 - Walnut - Reduce lateral branches towards property by 1.5m, reducing to suitable pruning points - 9 Balaton Place Snailwell Road Newmarket.

D/19/05/8.07 Resolved

The Committee deferred this application to seek further information.

D/19/05/8/08 DC/19/0885/TPO - TPO026(1958) - Tree Preservation Order - (i) T1- Oak - Fell to ground level, (ii) T2 - Maple - Crown thin by 10% - 12 Stirling Gardens Newmarket.

D/19/05/8.08 Resolved

The Committee OBJECTED to the felling of healthy trees and deferred this application to allow a site visit.

D/19/05/9 EAST CAMBS PLANNING APPLICATIONS

None noted.

D/19/05/10 TO RECEIVE RESULTS OF APPLICATIONS AS DETERMINED BY FHDC

There were no FHDC Planning Determinations received during weeks 17 and 18.

Applications	Description	Address	WS Decision	NTC Decision
DC/19/0513/TCA	Trees in a Conservation Area Notification - 1no. London Plane (T1 on plan) reduce crown height by 3 metres, shorten laterals by 1.5 metres and thin remaining crown by 10%	Tattersalls Limited Newmarket Suffolk	Approved	No objections
DC/18/1866/TPO	TPO032 (1960) Tree Preservation Order - 1no lime (T1 on plan within A1 on order) reduce height by 40%	12 Paget Place Newmarket	Refused	
DC/18/1954/VAR	Planning Application - Variation of conditions 2, 21, 22 and 32 of DC/17/1597/FUL to remove condition 32 and to enable amended landscaping plans for the Supermarket with associated car parking, servicing, landscaping and associated works	Aldi Stores Ltd Exning Road Newmarket	Approved	No objections
DC/19/0395/TPO	TPO 012 (1956) - Tree Preservation Order - T1 - Lime - Re-pollard entire crown back to previous points, retaining existing pollard knuckles	11 Halifax Way Newmarket	Approved	No objections

D/19/05/11 TO REVIEW PLANNING APPLICATION WITHDRAWALS

None noted.

D/19/05/12 TO CONSIDER A CHECKLIST FOR LARGER DEVELOPMENTS OF MORE THAN 10 DWELLINGS

The Committee consider the items on the checklist and the following was agreed:

D/19/05/12.01 Recommendation

That NTC adopt the checklist for developments of more than 10 dwellings.

D/19/05/13 TO RECEIVE AN UPDATE ON QUEENSBURY LODGE

TCM advised that West Suffolk Safety Officer had completed the pedestrian tunnel and the site was now safe.

The Mayor agreed to organise a meeting with West Suffolk Planning Committee to discuss the plans for this site.

D/19/05/14 TO DISCUSS ANY LICENSING APPLICATIONS

None noted. TCM was asked to get an update on the retrospective planning application for the new sign at the Arc.

D/19/05/15 CORRESPONDENCE

None noted.

D/19/05/16 DATE OF NEXT MEETING

Monday 28th May 2019 at 6.00pm at the Memorial Hall.

D/19/05/17 TO NOTE ANY ITEMS FOR NEXT MEETING

- Bad odour at Newmarket Brook
- Pipe work in Bury Road
- Queensbury Lodge
- Requests to replace felled trees

Meeting closed at 7:44pm.

Signed _____

Date _____

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LIST 19**13 May 2019****Applications Registered between 06.05.2019 – 10.05.2019****PLANNING APPLICATIONS REGISTERED**

The following applications for Planning Permission, Listed Building, Conservation Area and Advertisement Consent and relating to Tree Preservation Orders and Trees in Conservation Areas have been made to this Council. A copy of the applications and plans accompanying them may be inspected on our website www.westsuffolk.gov.uk. Representations should be made in writing, quoting the application number and emailed to planning.help@westsuffolk.gov.uk to arrive not later than 21 days from the date of this list. Note: Representations on Brownfield Permission in Principle applications and/or associated Technical Details Consent applications must arrive not later than 14 days from the date of this list.

Application No.	Proposal	Location
DC/19/0726/FUL VALID DATE: 30.04.2019 EXPIRY DATE: 25.06.2019 WARD: Newmarket North PARISH: Newmarket Town Council	Planning Application - (i) First floor single storey extension (ii) new door and external fire escape from first floor on existing east elevation (iii) part use of existing gym (D2) as childrens play facility (D2) APPLICANT: Mr & Mrs M Wilson AGENT: Mr Paul Mitchell - Paul Mitchell + Co CASE OFFICER: Alice Maguire	5A Victoria Way Newmarket CB8 7SH GRID REF: 563120 265193
DC/19/0811/FUL VALID DATE: 24.04.2019 EXPIRY DATE: 19.06.2019 WARD: Newmarket East PARISH: Newmarket Town Council	Planning Application - Swimming pool and summerhouse (part retrospective) APPLICANT: Mr Terrence Taylor AGENT: Mr David Mason - TE&AS CASE OFFICER: Jo-Anne Rasmussen	31 Whitegates Newmarket Suffolk CB8 8DS GRID REF: 564984 263185
DC/19/0902/TPO VALID DATE: 07.05.2019 EXPIRY DATE: 02.07.2019 WARD: Newmarket West PARISH: Newmarket Town Council	TPO08(1991) - Tree Preservation Order - (i) T1 - Scotts Pine - Fell APPLICANT: Mr Alex Andreou CASE OFFICER: Adam Yancy	30 St Fabians Close Newmarket CB8 0EJ GRID REF: 563585 264035

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Consultee Comments for Planning Application

DC/19/0885/TPO

Application Summary

Application Number: DC/19/0885/TPO

Address: 12 Stirling Gardens Newmarket CB8 0ER

Proposal: TPO026(1958) - Tree Preservation Order - (i) T1- Oak - Fell to ground level, (ii) T2 - Maple - Crown thin by 10%

Case Officer: Savannah Cobbold

Consultee Details

Name: Mr matt vernon

Address: St Edmundsbury Borough Council St Edmundsbury House, Western Way, Bury St Edmunds, Suffolk IP33 3YU

Email: matt.vernon@westsuffolk.gov.uk

On Behalf Of: Arboricultural Officer

Comments

T2 is a whitebeam, not maple as stated in the application. overall, I have no objection to the proposal. T1 is a relatively poor tree, and removal will not have a detrimental impact on amenity. however, T1 and T2 both appear younger than the order, which is 1958, so both treks are unlikely to be covered by this order.

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Summary

Reference	19/00687/FUL
Alternative Reference	PP-07846328
Application Received	Mon 13 May 2019
Address	139 Centre Drive Newmarket Suffolk CB8 8AP
Proposal	Erection of cart lodge with studio above and porch extension to dwelling
Status	Pending Consideration
Appeal Status	Unknown
Appeal Decision	

Further Information

Application Type	Full Application
Case Officer	Molly Hood
Parish	Cheveley
Ward	Woodditton
District	
Reference	
Applicant Name	Mr & Mrs Patrick & Amanda Henry
Agent Name	Some Bloke Designs
Agent Address	FAO Mr Steve Crawford Graceway House 16 Station Road Isleham Ely Cambridgeshire CB7 5QT

Contacts

Agent

Some Bloke Designs

Electronic mail designs@some-bloke.co.uk

Phone 01284 724044

Ward Councillors

Amy Starkey

Address

Alan Sharp

Address

Important Dates

Application Received Date Mon 13 May 2019

Application Validated Date Mon 13 May 2019

Consultation Expiry Date

Actual Committee Date

Latest Neighbour Consultation Date

Neighbour Consultation Expiry
Date

Standard Consultation Date Fri 17 May 2019

Standard Consultation Expiry Date Mon 10 Jun 2019

Last Advertised In Press Date

Latest Advertisement Expiry Date

Last Site Notice Posted Date

Latest Site Notice Expiry Date

Decision Printed Date

Determination Deadline Mon 08 Jul 2019

Constraints

Name	Constraint Type	Status
E/09/90	Tree Preservation Order	Constraint Confirmed
Groundwater Vulnerability	Groundwater Vulnerability	Confirmed - 3rd Party Dataset
Radon Gas 2007 - Class 1	Radon Areas	Constraint Confirmed
Outside Development Envelope	Out Development Env	Constraint Confirmed
Mildenhall 'Yellow'	Airfield Zone	Constraint Confirmed
Mildenhall 'Black Line'	Airfield Zone	Constraint Confirmed
Area Of Special Control Of Advertisements	Area Spec Control Ad	Constraint Confirmed

Related Information

There are 5 documents associated with this application.

There are 0 cases associated with this application.



**PLANNING AND REGULATORY SERVICES
DECISIONS WEEK ENDING 13/05/2019**

**PLEASE NOTE THE DECISIONS LIST RUN FROM
MONDAY TO FRIDAY EACH WEEK**

DC/19/0427/HH DECISION: Approve Application DECISION TYPE: Delegated ISSUED DATED: 7 May 2019 WARD: Newmarket East PARISH: Newmarket Town Council	Householder Planning Application - first floor rear extension above existing kitchen APPLICANT: Sally Pope AGENT: Mr Trevor Smith - Project Support Services	49 Queen Street Newmarket Suffolk CB8 8EX
DC/19/0450/FUL DECISION: Approve Application DECISION TYPE: Delegated ISSUED DATED: 8 May 2019 WARD: Newmarket East PARISH: Newmarket Town Council	Planning Application - (i) Removal of 1no. external ATM (ii) Replacement of 1no. external ATM (iii) Replacement of 1no. internal ATM APPLICANT: Lloyds Banking Group, Lloyds Banking Group AGENT: Mr Dominic Allen	Lloyds Bank 48 High Street Newmarket CB8 8LF

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The Headteacher
«POSTAL_SNAME»
«STREET»
«TOWN»
«COUNTY»
«POSTCODE»

Your Ref: «POSTAL_SNAME»01
Our Ref: «POSTAL_SNAME»01
Date: 15/05/2019
Enquiries to: David Stiff
Tel: 0345 6066171
Email: David.Stiff@Suffolkhighways.org

Dear Sir / Madam

School Keep Clear Roadmarkings

Suffolk Highways has applied to the Department of Transport for approval to introduce Civil Parking Enforcement (CPE) across Suffolk. This will transfer parking enforcement from the Suffolk Constabulary to the local authority.

There is some uncertainty about when enforcement action will be taken when somebody stops on a school entrance marking. It is something that the police officer attending decides on. Due to the police resources being targeted at higher priority tasks, little enforcement is able to take place at present. School entrance markings consist of yellow zig zag road markings with the wording SCHOOL KEEP CLEAR that are present outside the entrance to the school.

Under CPE, general enforcement action will be initiated by Civil Enforcement Officers (CEOs) issuing a Penalty Charge Notice (PCNs). However, CEOs are unable to issue PCNs on school entrance markings unless there is a Traffic Regulation Order (TRO). At present, very few school entrance markings are supported by a TRO.

We are planning to introduce TROs for the school entrance markings. These will make it an offence to stop on the school entrance markings. We are proposing that this restriction will be effective on Monday to Fridays and between 08.00am and 4.30pm. We will also provide signs to advise drivers of the restriction.

Please can you let me know if you have any comments on this proposal.

Yours sincerely

David Stiff
Suffolk Highways

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