



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee Held on Monday 2nd November 2020 at 6.00pm via Zoom

Attendance:

Councillor C O'Neill (Chairman)
Councillor A Appleby
Councillor A Drummond

Councillor R Hood
Councillor P Hulbert
Councillor M Jefferys

Also Present: Debbie Baines – Town Clerk, Cllr Yarrow – NTC, Julie Ashton – Minute Assistant, Nick Patton – Jockey Club Estates, 1 Member of the Press and 2 Members of the Public.

Minute		Action by
D/20/11/1	<u>CHAIRMAN TO ANNOUNCE THAT PROCEEDINGS ARE BEING RECORDED AND TO ADVISE THAT ALL PARTICIPANTS WILL BE MUTED BY THE HOST OF THE MEETING WHO WILL UNMUTE THE INDIVIDUAL THE CHAIRMAN HAS INVITED TO SPEAK</u> The Chairman opened the meeting and announced that proceedings were being recorded. All participants would be muted and would be unmuted when the Chairman invited individuals to speak. There were no requests from others to record the meeting.	
D/20/11/2	<u>APOLOGIES</u> Apologies were received from Cllrs Fitzgerald and Kerby.	
D/20/11/3	<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> Cllr Hood declared a nonpecuniary interest in DC/20/1695/FUL.	
D/20/11/4	<u>TO CONFIRM THE MINUTES OF THE MEETING HELD ON MONDAY 19TH OCTOBER 2020 AND MATTERS ARISING</u> Members received the minutes of the Development & Planning Committee held on 19th October 2020 and the following amendments were made: Page 2 – D/20/10/24 - Cllr Lay was changed from resident to member of the public. Page 2 – D/20/10/26.02 Recommendation – changed to Resolved Page 2 – D/20/10/26.03 Recommendation – changed to Resolved Page 3 – D/20/10/26.04 Recommendation – changed to Resolved Page 3 – D/20/10/26.07 Resolved – was changed to Recommendation Subject to the amendments being made, the following was agreed: <u>D/20/11/4.01 Resolved</u> That the minutes of the Development & Planning Committee held on 19th	

October 2020 be adopted and signed as a true record by the Chairman of the Development & Planning Committee.

There were no matters arising.

D/20/11/5 PUBLIC PARTICIPATION

A member of the Press spoke to application DC/20/1708/HH – a retrospective planning application in a conservation area. West Suffolk had advised that planning approval was not required for this application.

Nick Patton of the Jockey Club Estates spoke to item 20/1695/FUL and was happy to take any questions

A resident praised the work of the Council on the residents parking campaign.

D/20/11/6 IMPACT OF NEWMARKET NEIGHBOURHOOD PLAN POLICIES ON APPLICATIONS BEING CONSIDERED

DC/20/1708/HH – Policy 3 impact of developments in an environmental improvement area and green space to be considered.

DC/20/1695/FUL – Policy 4 – in support of improvements to the horse racing industry to be considered.

D/20/11/7 PLANNING APPLICATIONS

Week 42

Cllr Hood declared a nonpecuniary interest in the following application and did not vote

D/20/11/7/1 DC/20/1695/FUL - Planning application - Extension to existing all-weather gallop – Racecourse Access Roads from A1304 To Newmarket Race Course Newmarket Suffolk.

D/20/11/7.01 Resolved

The Committee voiced no objections and supported the application in line with Neighbourhood Plan Policy 4.

D/20/11/7/2 DC/20/1708/HH - Householder planning application - (i) single storey rear extension (ii) conversion of garage into habitable space – 11 St Mary's Square Newmarket.

D/20/11/7.02 Resolved

The Committee strongly objected on the grounds of it being an overdevelopment of the site with a negative impact on open green spaces and not compliant with Neighbourhood Plan Policy 3.

D/20/11/7/3 DC/20/1711/TPO - TPO 234 (1972) Tree preservation order - 1no. Beech (T1 on plan within A2 on order) selectively reduce branches on the southern, south western and western aspects by up to 2 metres - 6 Weston Way Newmarket.

D/20/11/7.03 Resolved

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

Nick Patton left the meeting

- D/20/11/7/4** DC/20/1720/VAR - Planning application - Variation of condition 2 of DC/17/2676/FUL (allowed on appeal AP/19/0014/STAND) to use revised plans to allow for improvements to the design and operation of (i) 63no.bed care home for the elderly including car park, bicycle, refuse and garden store (ii) alterations to vehicular and pedestrian access from Fordham Road (Demolition of existing house including associated swimming pool, outbuildings and hard-standing) - Kininvie Fordham Road Newmarket.

D/20/11/7.04 Resolved

The Committee voiced no objections.

- D/20/11/7/5** DC/20/1722/HH - Householder planning application - access ramp to front - 6 Guineas Close Newmarket.

D/20/11/7.05 Resolved

The Committee voiced no objections.

- D/20/11/7/6** DC/20/1730/HH - Householder planning application - 1no. detached garage – 4 Norfolk Avenue Newmarket.

D/20/11/7.06 Resolved

The Committee voiced no objections

Week 43

- D/20/11/7/7** DC/20/1766/TPO - TPO 323 (1973) Tree preservation order - 6 No. Limes (x on plan within G4 on order) pollard to previous pollarding points – 12 The Hamiltons Newmarket.

D/20/11/7.0 Resolved

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

- D/20/11/7/8** DC/20/1796/P30PA - Prior approval application under part 3 of the Town and Country Planning (general permitted development) (amendment and consequential provisions) (England) order 2015 - Change of use from office (class B1) to dwellinghouse(s) (class C3) to create 6 no. dwellings – 30-32 High Street Newmarket Suffolk.

D/20/11/7.08 Resolved

The Committee strongly objected on it being an overdevelopment of the site with the rooms being too small, lack of fire escapes and no parking provision. The Committee requests that a holding objection be submitted to WSC, with full response to be issued pending a response from SCC Highways and West Suffolk Planning on parking arrangements.

D/20/11/8 AMENDED AND DEFERRED PLANNING APPLICATIONS

DC/20/1561/HH - Householder planning application - single storey side and rear extension - 85 Weston Way Newmarket.

D/20/11/8.01 Resolved

The Committee voiced no objections.

D/20/10/26/4 DC/20/1645/ADV - Application for advertisement consent - (i) 1no. double sided H mounted internally illuminated totem displaying Aldi logo sign (ii) 1no. internally illuminated store opening times sign (iii) 4no. non illuminated graphic vinyl signs (iv) 3no. internally illuminated fascia signs - Aldi Foodstore Ltd Exning Road Newmarket Suffolk.

Town Clerk reported that additional information was still awaited.

D/20/11/9 EAST CAMBS PLANNING APPLICATIONS

None noted.

D/20/11/10 TO RECEIVE RESULTS OF APPLICATIONS AS DETERMINED BY WEST SUFFOLK AND PLANS WITHDRAWN

West Suffolk Planning Determinations received during weeks 42 & 43.

Applications	Description	Address	WS Decision	NTC Decision
DC/20/0193/HH	Householder planning application - single storey rear garage extension	100 Weston Way Newmarket Suffolk	Approved	No objections
DC/20/1431/ADV	Application for advertisement consent - 1no. non-illuminated fascia sign	Goodwin Business Park, Unit 6 Willie Snaith Road Newmarket	Approved	No objections
DC/20/14337TCA	Trees in a conservation area notification - (i) 1 no. Magnolia (T1 on plan) - reduce and reshape by up to 33% giving 1 metre clearance from house (ii) 1no. Cherry (T2 on plan) - overall crown reduction by 33% giving 1 metre clearance from house (iii) 1no. Horse Chestnut (T3 on plan) - lower lateral branches pruned back by up to 3 metres and crown lift to a height of 4 metres	12 Falmouth Gardens Newmarket Suffolk	Approved	No objections
DC/20/1307/HH	Householder Planning Application - detached annexe (following demolition of existing building)	8 Hamilton Road Newmarket	Approved	No objections

D/20/11/11 DELEGATION PANEL DECISIONS

None noted.

D/20/11/12 TO DISCUSS ANY LICENSING APPLICATIONS

None noted.

D/20/11/13 CORRESPONDENCE

East Cambs Supplementary Planning Document consultation regarding changes to the Environment and Climate Change section of the Local Plan – this item would be added to the next agenda for further discussion.

West Suffolk – Notice that the McDonald’s advertising planning application would be considered by Committee 4th November 2020. Town Clerk would circulate the details for submitting further comments and write to express the views of the Committee.

D/20/11/14 DATE OF NEXT MEETING

Monday 16th November 2020 at 6.00pm via Zoom.

D/20/11/15 TO NOTE ANY ITEMS FOR NEXT MEETING

- Report on the McDonald's advertising application
- DC/20/1796/P30PA – 30-32 High Street
- East Cambs Supplementary Planning Document consultation I ca.

Meeting closed at 6:46pm.

Signe: By the Chairman

Date:16/11/2020