

**Membership as from May 2020**

Councillor Appleby  
Councillor Caesar - Chairman  
Councillor Drummond  
Councillor Fitzgerald  
Councillor Hood  
Councillor Hulbert  
Councillor Jeffreys  
Councillor Kerby  
Councillor O'Neill – Vice Chairman

The Memorial Hall, High Street, Newmarket Suffolk CB8 8JP

TEL: 01638 667227

You are hereby summoned to attend a meeting of the

**DEVELOPMENT AND PLANNING COMMITTEE**

**Monday 21<sup>st</sup> September 2020 at 6pm on Zoom**

**AGENDA**

The meeting is open to the public who are encouraged to join the meeting and participate at the appropriate time.

The meeting is held on the online Zoom platform, no special software is required. The link to join the meeting is as follows: <https://us02web.zoom.us/j/81730743023?pwd=YTI1T1JhMTVJVTZNNXExMGwzQW1FUT09>

Or by telephone: 718307 / Meeting ID: 817 3074 3023 & password 718307

The meeting will be conducted in the usual way with one person speaking at a time, those wishing to speak putting their hands up and the Mayor determining whose turn it is to speak. Voting will be orally, by roll call.

Occasionally matters relating to contractual or staffing issues do have to be held in the confidential part of the meeting. Members of the public and press may not 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 meeting will be recorded. Any member of the public in attendance who does not wish to be included in the recording can disable their video although this would prohibit their ability to participate in the meeting at the appropriate time.

1. **CHAIR 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.
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 7<sup>th</sup> September 2020 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. **NEWMARKET NEIGHBOURHOOD PLAN POLICIES**
7. **PLANNING APPLICATIONS** – West Suffolk Council – Lists 36,37 (Herewith)
8. **PLANNING APPLICATIONS** – Amended and Deferred Plans
9. **PLANNING APPLICATIONS** – East Cambs
10. **PLANNING DECISIONS AND PLANS WITHDRAWN** – West Suffolk Council – Lists 36,37 (Herewith)
11. **DELEGATION PANEL DECISIONS** To discuss any decisions by Delegation Panel
12. **LICENSING** To discuss any Licensing Applications
13. **CORRESPONDENCE**
14. **DATE OF NEXT MEETING: Monday 5<sup>th</sup> October 2020**
15. **ITEMS FOR CONSIDERATION AT THE NEXT MEETING**

Signed:

Debbie Baines, Town Clerk

DATE: 15/09/2020

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



# Newmarket

## TOWN COUNCIL

### Minutes of a Meeting of the Development & Planning Committee Held on Monday 7<sup>th</sup> September 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, Cathy Whitaker – RFO, Julie Ashton – Minute Assistant and 1 Member of the Public.

|           | Minute                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Action by |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|
| D/20/09/1 | <p><b><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></b></p> <p>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.</p>                                                                                                  |           |
| D/20/09/2 | <p><b><u>APOLOGIES</u></b></p> <p>Apologies were received from Cllrs Caesar, Kerby and Fitzgerald.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |           |
| D/20/09/3 | <p><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></p> <p>None noted.</p>                                                                                                                                                                                                                                                                                                                                               |           |
| D/20/09/4 | <p><b><u>TO CONFIRM THE MINUTES OF THE MEETING HELD ON MONDAY 17<sup>TH</sup> AUGUST 2020 AND MATTERS ARISING</u></b></p> <p>Members received the minutes of the Development &amp; Planning Committee held on 17<sup>th</sup> August 2020 and the following was agreed:</p> <p><b><u>D/20/09/4.01 Resolved</u></b></p> <p><b><u>That the minutes of the Development &amp; Planning Committee held on 17<sup>th</sup> August 2020 be adopted and signed as a true record by the Chairman of the Development &amp; Planning Committee.</u></b></p> <p>There were no matters arising.</p> |           |
| D/20/09/5 | <p><b><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 MATTERS RELATING TO</u></b></p>                                                                                                                                                                                                                                                                                                                                                   |           |

**THE TOWN TO BE BROUGHT TO THEIR ATTENTION**

None noted.

**D/20/09/6      IMPACT OR NEWMARKET NEIGHBOURHOOD PLAN POLICIES ON APPLICATIONS BEING CONSIDERED**

The policies were considered for the applications for weeks 33, 34 & 35. Policy 17 regarding green spaces would apply to application DC/20/1188/FUL.

**D/20/09/7      PLANNING APPLICATIONS**

*Week 33*

**D/20/09/7/1** DC/20/1188/FUL - Planning Application - 1no dwelling with associated landscaping and access – Plot North of 10 Weston Way Newmarket Suffolk.

**D/20/09/7.01 Resolved**

**The Committee objected on the grounds of a loss of amenity, and green open space and impact on neighbouring properties.**

**D/20/09/7/2** DC/20/1268/ADV - Application for Advertisement Consent - 1no. externally illuminated fascia sign – Goodwin Business Park, Ucatt Willie Snaith Road Newmarket Suffolk.

**D/20/09/7.02 Resolved**

**The Committee voiced no objections.**

**D/20/09/7/3** DC/20/1276/TPO - TPO 004 (2012) Tree Preservation Order - 1no. Yew (T1 on plan T15 on order) reduce by up to 1.5 metres over driveway - 1 Arborfield Drive Newmarket Suffolk.

**D/20/09/7.03 Resolved**

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

**D/20/07/7/4** DC/20/1293/TCA - Trees in a Conservation Area Notification - (i)1no. Cherry (C1 on plan) Fell (ii) 1no. Beech (B1 on plan) and 1no. Sycamore (S1 on plan) raise crown by up to 2 metres from property roof and wall and cut back lower limbs over neighbouring property by up to 3 metres - Terrace House Queensberry Road Newmarket.

**D/20/09/7.04 Resolved**

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

*Week 34- There were no applications to consider*

*Week 35*

**D/20/09/7/5** DC/20/1336/HH - Householder Planning Application - (i) single storey front extension (ii) 1st floor extension above garage with single storey link to main dwelling – 8 Western Way Newmarket.

**D/20/09/7.05 Resolved**

**The Committee voiced no objections.**

**D/20/09/8 AMENDED AND DEFERRED PLANNING APPLICATIONS**

DC/20/0821/FUL - Planning Application - (i) 1no. stable block (ii) extension to existing barn to house horsewalker and treadmill (iii) access alterations (following demolition of front stable block, garage and open sided lean-tos) - St Gatian Cottage Stables, Vicarage Road, Newmarket. The amended application to remove the proposed bungalow was considered and the following was agreed:

**D/20/09/8.01 Resolved**

**The Committee voiced no objections.**

**D/20/09/9 EAST CAMBS PLANNING APPLICATIONS**

None noted.

**D/20/09/10 TO RECEIVE RESULTS OF APPLICATIONS AS DETERMINED BY WEST SUFFOLK AND PLANS WITHDRAWN**  
West Suffolk Planning Determinations received during weeks 33, 34 & 35.

| Applications   | Description                                                                                                                                                                                                                                                               | Address                                                                                                                               | WS Decision | NTC Decision  |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------|-------------|---------------|
| DC/19/0928/HH  | Householder Planning Application - (i) single storey front extension incorporating alterations to garage (ii) single storey rear extension (iii) replacement render (iv) replacement and alterations to windows (v) replace chimney stack (following removal of existing) | Barkway House 18<br>Bury Road Newmarket                                                                                               | Approved    | No objections |
| DC/20/0848/TPO | TPO 032 (1960) Tree Preservation Order - 1no. Horse chestnut (T1 on plan and A1 on order). Reduce lateral crown spread of upper crown to south by up to 1.5 metres. Crown raise to 4 metres above ground level to south.                                                  | 14 Paget Place<br>Newmarket Suffolk                                                                                                   | Approved    | No objections |
| DC/20/1033/ADV | Application for Advertisement Consent - 1no. internally illuminated freestanding gantry sign                                                                                                                                                                              | Unit 3A<br>Newmarket Retail<br>Park Oaks Drive<br>Newmarket Suffolk                                                                   | Refused     | No objections |
| DC/20/1091/TPO | TPO/2012/04 Tree Preservation Order - 3no. Sycamores (G2 on plan T3,T4 and T5 on order) - reduce to previous reduction points                                                                                                                                             | TPO 04 (2000) Tree<br>Preservation Order-<br>1no. Beech (T1 on<br>plan and order)-<br>Overall crown<br>reduction by up to 3<br>metres | Approved    | No objections |

**D/20/09/11 DELEGATION PANEL DECISIONS**

The following Delegated Panel decisions were noted:

Ashley House – Approved  
3 Newmarket Retail park – ADV – Refused

Cllr Drummond advised in his role as District Councillor that as Portfolio Holder for Planning at West Suffolk Council, should a town or parish council submit an objection to an application, he would be asking that these be considered by Planning Committee as a matter of course.

**D/20/09/12 TO DISCUSS ANY LICENSING APPLICATIONS**

None noted.

**D/20/09/13 REFORM OF THE PLANNING SYSTEM – MHCLG/NALC CONSULTATION**

The importance off the reform to the planning system and the relevant deadlines for a response were noted and the following was agreed:

**D/20/09/13.01 Resolved**

**That a Working Group be set up comprising of Cllrs O'Neill, Jefferys, Hood and Appleby with terms of reference to formulate a response to the Reform of the Planning System. That an Extraordinary Full Council meeting be held on Tuesday 15<sup>th</sup> September 2020 at 6:00pm to consider the first response.**

**D/20/09/14 CORRESPONDENCE**

DC/20/0134/FUL – 58 Granby Street Newmarket – the responses from West Suffolk were noted.

A request from West Suffolk to attend a meeting regarding the McDonald's advertising application was considered and an invitation to attend the Extraordinary Council meeting to be held on Tuesday 15<sup>th</sup> September 2020 at 6:00pm would be sent.

**D/20/09/15 DATE OF NEXT MEETING**

Monday 21<sup>st</sup> September 2020 at 6.00pm via Zoom.

**D/20/09/16 TO NOTE ANY ITEMS FOR NEXT MEETING**

None noted.

Meeting closed at 6:35pm.

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

**LIST 36****04 September 2020****Applications Registered between 01 September to 04 September 2020****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](http://www.westsuffolk.gov.uk). Representations should be made in writing, quoting the application number and emailed to [planning.help@westsuffolk.gov.uk](mailto: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                                                                  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------|
| <a href="#">DC/20/1307/HH</a><br><b>VALID DATE:</b><br>01.09.2020<br><br><b>EXPIRY DATE:</b><br>27.10.2020<br><br><b>WARD:</b> Newmarket West<br><br><b>PARISH:</b> Newmarket Town Council  | Householder Planning Application - Timber framed granny annexe (following demolition of existing building)<br><br>APPLICANT: Mr Stopher<br><br>AGENT: Mr Lee Fenton<br><br>CASE OFFICER: Adam Yancy          | 8 Hamilton Road<br>Newmarket<br>CB8 0NQ<br><br>GRID REF:<br>563277 263182 |
| <a href="#">DC/20/1450/TCA</a><br><b>VALID DATE:</b><br>28.08.2020<br><br><b>EXPIRY DATE:</b><br>09.10.2020<br><br><b>WARD:</b> Newmarket East<br><br><b>PARISH:</b> Newmarket Town Council | Trees in a Conservation Area Notification - 1no. Sycamore (T1 on plan) and 1no. Beech (T2 on plan) - Fell<br><br>APPLICANT: Merchant<br><br>AGENT: Miss Charlotte Allen<br><br>CASE OFFICER: Falcon Saunders | 50 Bury Road<br>Newmarket<br>CB8 7BT<br><br>GRID REF:<br>565530 264614    |

**LIST 37****11 September 2020****Applications Registered between 7.9.20 – 11.9.20****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](http://www.westsuffolk.gov.uk). Representations should be made in writing, quoting the application number and emailed to [planning.help@westsuffolk.gov.uk](mailto: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                                                                                                         |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------|
| <a href="#">DC/20/1301/HH</a><br><b>VALID DATE:</b><br>07.09.2020<br><br><b>EXPIRY DATE:</b><br>02.11.2020<br><br><b>WARD:</b> Newmarket<br>West<br><br><b>PARISH:</b> Newmarket<br>Town Council   | Householder Planning Application - Single<br>Storey front extension<br><br>APPLICANT: Mr Sebastian LTD<br><br>CASE OFFICER: James Morriss                              | 21 Paddocks Drive<br>Newmarket<br>CB8 9BE<br><br>GRID REF:<br>564275 262627                                      |
| <a href="#">DC/20/1431/ADV</a><br><b>VALID DATE:</b><br>27.08.2020<br><br><b>EXPIRY DATE:</b><br>22.10.2020<br><br><b>WARD:</b> Newmarket<br>North<br><br><b>PARISH:</b> Newmarket<br>Town Council | Application for Advertisement Consent - 1no.<br>non-illuminated fascia sign<br><br>APPLICANT: Mr Paul Heath, Buchi<br><br>AGENT: Butler<br><br>CASE OFFICER: Ed Fosker | Goodwin Business<br>Park, Unit 6<br>Willie Snaith Road<br>Newmarket<br>CB8 7SQ<br><br>GRID REF:<br>563245 265027 |

|                                                                                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                                                                                                         |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|
| <p><a href="#"><u>DC/20/1433/TCA</u></a><br/> <b>VALID DATE:</b><br/> 03.09.2020</p> <p><b>EXPIRY DATE:</b><br/> 15.10.2020</p> <p><b>WARD:</b> Newmarket<br/> North</p> <p><b>PARISH:</b> Newmarket<br/> Town Council</p> | <p>Trees in a Conservation area Notification - (i)<br/> 1 no. Magnolia (T1 on plan) - reduce and<br/> reshape by up to 33% giving 1 metre<br/> clearance from house (ii) 1no. Cherry (T2 on<br/> plan) - overall crown reduction by 33%<br/> giving 1 metre clearance from house (iii)<br/> 1no. Horse Chestnut (T3 on plan) - lower<br/> lateral branches pruned back by up to 3<br/> metres and crown lift to a height of 4 metres</p> <p>APPLICANT: Mrs Hayley Turner</p> <p>AGENT: Mr Stuart Bradnam - Bradnams<br/> Tree Services</p> <p>CASE OFFICER: Falcon Saunders</p> | <p>12 Falmouth Gardens<br/> Newmarket<br/> Suffolk<br/> CB8 7DL</p> <p>GRID REF:<br/> 564463 264870</p> |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|





Planning links for list 36-37 September 2020

List 36

DC/230/1307/HH

<https://planning.westsuffolk.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QEWCYVPDMOA00>

DC/20/1450/TCA

<https://planning.westsuffolk.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QFRZVNPDMYO00>

List 37

DC/20/1301/HH

<https://planning.westsuffolk.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QEUNVUPDMNP00>

DC/20/1431/ADV

<https://planning.westsuffolk.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QFOG43PDMXB00>

DC/20/1433/TCA

<https://planning.westsuffolk.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QFPSTAPD07P00>

**PLANNING AND REGULATORY SERVICES  
DECISIONS WEEK ENDING 04/09/2020**

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

|                                                                                                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                    |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------|
| <a href="#">DC/20/0436/HH</a><br><b>DECISION:</b><br>Approve Application<br><b>DECISION TYPE:</b><br>Delegation Panel<br><b>ISSUED DATED:</b><br>3 Sep 2020<br><b>WARD:</b> Newmarket<br>North<br><b>PARISH:</b> Newmarket<br>Town Council | Householder Planning Application - (i) first floor side extension (ii) garage conversion as amended plans received 19th May 2020<br><br>APPLICANT: Mrs H Webster<br><br>AGENT: Mr Stuart Harrison - E & P Building Design                                                                                                                                                                                                                                                         | 7 Brookfields Close<br>Newmarket<br>CB8 7DY        |
| <a href="#">DC/20/1218/TCA</a><br><b>DECISION:</b><br>No Objections<br><b>DECISION TYPE:</b><br>Delegated<br><b>ISSUED DATED:</b><br>2 Sep 2020<br><b>WARD:</b> Newmarket East<br><b>PARISH:</b> Newmarket<br>Town Council                 | Trees in a Conservation Area Notification - (i) 1 no. Chestnut (T1 on plan) crown reduce by 4 metres and crown lift up to 3 metres (ii) 1 no. Chestnut (T2 on plan) crown lift up to 3 metres (iii) 1 no. Hazel (T3 on plan) crown thin by 20% and remove branches over summerhouse (iv) 3 no. Prunus (T4 on plan) crown reduce height by 2 metres and reduce on roadside by 2 metres and remove diseased limb over lawn<br><br>APPLICANT: Mrs Eustace<br><br>AGENT: Other Barnes | Park Lodge<br>10 Park Lane<br>Newmarket<br>CB8 8AX |

**PLANNING AND REGULATORY SERVICES  
DECISIONS WEEK ENDING 14/09/2020**

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

|                                                                                                                                                                                                                                              |                                                                                                                                                                                                                                                                                    |                                                                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------|
| <a href="#">DC/20/0947/VAR</a><br><b>DECISION:</b><br>Approve Application<br><b>DECISION TYPE:</b><br>Delegation Panel<br><b>ISSUED DATED:</b><br>10 Sep 2020<br><b>WARD:</b> Newmarket<br>North<br><b>PARISH:</b> Newmarket<br>Town Council | Planning Application - Variation of condition (2) of DC/19/0063/FUL To enable use of amended plans for two storey industrial unit (B8) and associated external works<br><br>APPLICANT: Mr Josh Nimmo - Cinch Self-Storage Ltd<br><br>AGENT: Mr Karl Myhill - Myhill Consulting Ltd | July Court<br>Willie Snaith Road<br>Newmarket<br>Suffolk<br>CB8 7RL  |
| <a href="#">DC/20/1054/FUL</a><br><b>DECISION:</b><br>Approve Application<br><b>DECISION TYPE:</b><br>Delegated<br><b>ISSUED DATED:</b><br>10 Sep 2020<br><b>WARD:</b> Newmarket<br>West<br><b>PARISH:</b> Newmarket<br>Town Council         | Planning Application -(i) ground floor canopy extension into courtyard to create stores (ii) first floor extension with flat roof dormers.<br><br>APPLICANT: Mr Michael Wigham<br><br>AGENT: Mr Wayne Chrzanowski - Ely Planning Company                                           | Hamilton Stables<br>Hamilton Road<br>Newmarket<br>CB8 7JQ            |
| <a href="#">DC/20/1190/TPO</a><br><b>DECISION:</b><br>Withdrawn/ Abandoned<br><b>DECISION TYPE:</b><br>Delegated<br><b>ISSUED DATED:</b><br>11 Sep 2020<br><b>WARD:</b> Newmarket<br>North<br><b>PARISH:</b> Newmarket<br>Town Council       | TPO 032 (1960) Tree Preservation Order-3no. Silver Birch (T3 on plan within A1 on order) fell<br><br>APPLICANT: Mrs Wendy Hulyer                                                                                                                                                   | 5 Wyndham Way<br>Newmarket<br>Suffolk<br>CB8 7DS                     |
| <a href="#">DC/20/1251/TCA</a><br><b>DECISION:</b><br>No Objections<br><b>DECISION TYPE:</b><br>Delegated<br><b>ISSUED DATED:</b><br>10 Sep 2020<br><b>WARD:</b> Newmarket East<br><b>PARISH:</b> Newmarket<br>Town Council                  | Trees in a Conservation Area Notification - 1no. Horse Chestnut (T1 on plan) - remove overhanging branches adjacent roof line to give 3 metre clearance<br><br>APPLICANT: Ms Rachel Hood, John Godsen Racing<br><br>AGENT: Mr Stuart Bradnam - Bradnams Tree Services              | Clarehaven Stable<br>57 Bury Road<br>Newmarket<br>Suffolk<br>CB8 7BY |



# classified

**classifieds@iliffepublishing.co.uk | 01780 484833**

## GARDENING & LANDSCAPING

Garden & property maintenance. Job too big or too small. No obligation. Please call 01780 484833 or 01474 712 574

**To Advertise**  
Please call  
**01780 484833**

**ILIFFE MEDIA**

## HOME IMPROVEMENT

**DS Property Maintenance**

We can offer complete home renovations including all general maintenance and repairs to your property.

No job too small or large

**FREE ESTIMATES** and fast response to all enquiries

**01638 710943 | 07852 950947**  
**dannstodd@aol.com**  
**www.dspropertymaintenance.org**

## PATHS & DRIVES

**RESTIGE PAVING & BUILDING**

**NO JOB TOO BIG OR SMALL**

**Checkatrade**

Specialist in Block Paving Driveways, & Tarmac Drives with Choice of Colour, aspects of Landscaping and Fencing.

Also Powerwashing Driveways and Seal Driveways And Patios

Today For Free Estimates and Friendly Advice  
**01474 846 552 | 07575 202 102**

email: [prestigepavingbuilding@gmail.com](mailto:prestigepavingbuilding@gmail.com)  
[www.prestigepavingbuilding.co.uk](http://www.prestigepavingbuilding.co.uk)

## ROOFING SERVICES

### WEATHER SHIELD ROOF LINE SOLUTIONS

- UPVC
- FACIAS
- GUTTERING & SOFFITS
- NEW FLAT ROOFS
- RIDGE TILES
- ROOF REPAIRS
- CHIMNEYS REBUILT

### ALL GENERAL BUILDING WORK CARRIED OUT

Covering Suffolk & Norfolk plus surrounding areas

Find us on **Google**

**FREE QUOTES CALL 01284 846 536**

## CLASSIFIEDS

## FOR SALE

**Large choice of small bale hay from £3.50 per bale**  
Also straw in small bales.  
Big bale hay & straw, several sizes  
Delivery service or collection by appointment

**C.FRANKS & SONS**  
Hay & Straw Merchants  
Fordham  
Tel: **01638 720822**  
**07831 690683 or 07753670195**  
Plenty Available

## PUBLIC NOTICES

### WEST SUFFOLK COUNCIL PUBLIC NOTICE ADVERTISEMENT

Application for the renewal of a Sex Establishment Licence made under the Local Government (Miscellaneous Provisions) Act, 1982, Part II, Schedule 3

NOTICE IS HEREBY GIVEN THAT WE NEWMARKET ENTERTAINMENT LTD APPLIED ON 1st September 2020 to WEST SUFFOLK Council in respect of the premises known as Heaven located at 109, High Street, Newmarket, Suffolk, CB8 8JH for a licence to use the premises as a 'Sex Establishment'.

ANY PERSON wishing to oppose the application should write to the WEST SUFFOLK Council, District Offices, College Heath Road, Mildenhall, Bury St Edmunds, Suffolk. IP28 7EY. Letters in support of the application should also be sent to Business Regulation and Licensing at the above address. Please note that any written representations received in response to this consultation are likely to be required to be made available for public inspection in accordance with the Local Government (Access to Information) Act 1985.

Representations should be received within 28 days after the date of application being made to WEST SUFFOLK Council.

**To Advertise**  
Please call  
**01780 484833**

**ILIFFE MEDIA**



## **Town & Country Planning (Tree Preservation) (England) Regulations 2012**

### **Town And Country Planning Act 1990 (as Amended)**

### **West Suffolk Council Tree Preservation Order TPO/010(2020) Fairstead House School, Fordham Road, Newmarket, Suffolk**

The West Suffolk Council in exercise of the powers conferred on them by section 198 of the Town and Country Planning Act 1990, make the following Order:-

#### **Citation**

1. This Order may be cited as Tree Preservation Order TPO/010(2020) for Fairstead House School, Fordham Road, Newmarket, Suffolk

#### **Interpretation**

2. (1) In this Order "the authority" means the West Suffolk Council
- (2) In this Order any reference to a numbered section is a reference to the section so numbered in the Town and Country Planning Act 1990 and any reference to a numbered regulation is a reference to the regulation so numbered in the Town and Country Planning (Tree Preservation)(England) Regulations 2012.

#### **Effect**

3. (1) Subject to article 4, this Order takes effect provisionally on 1<sup>st</sup> September 2020

(2) Without prejudice to subsection (7) of section 198 (power to make tree preservation orders) or subsection (1) of section 200 (tree preservation orders: Forestry Commissioners), and, subject to the exceptions in regulation 14, no person shall -

- (a) cut down, top, lop, uproot, wilfully damage or wilfully destroy; or
- (b) cause or permit the cutting down, topping, lopping, wilful damage or wilful destruction of,

any tree specified in the Schedule to this Order except with the written consent of the authority in accordance with regulations 16 and 17, or of the Secretary of State in accordance with regulation 23, and, where such consent is given subject to conditions, in accordance with those conditions.

#### **4. Application to trees to be planted pursuant to a condition**

In relation to any tree identified in the first column of the Schedule by the letter "C", being a tree to be planted pursuant to a condition imposed under paragraph (a) of section 197 (planning permission to include appropriate provision for preservation and planting of trees), this Order takes effect as from the time when the tree is planted.



Dated this day 1<sup>st</sup> September 2020

The Common Seal of the West Suffolk Council  
was affixed to this Order in the presence of:-

.....  
Authorised by the Council to sign in that behalf

Authorised Signatory

**CONFIRMATION OF ORDER**

[This Order was confirmed by the West Suffolk Council without modification on the  
..... day of .....20.....]

OR

[This Order was confirmed by the West Suffolk Council], subject to the modifications  
indicated by [*state how indicated*], on the  
..... day of .....20.....]

.....  
Authorised by the Council to sign in that behalf]

**DECISION NOT TO CONFIRM ORDER**

[A decision not to confirm this Order was taken by the West Suffolk Council on the  
..... day of .....20.....]

.....  
Authorised by the Council to sign in that behalf]

**VARIATION OF ORDER**

This Order was varied by the West Suffolk Council on the

..... day of .....20.....] by a variation Order under the reference  
number .....

[*insert reference number to the variation  
which is attached*]

Order], [a copy of

.....  
Authorised by the Council to sign in that behalf]

**REVOCATION OF ORDER**

[This Order was revoked by the West Suffolk Council on the

..... day of .....20.....] under the reference number .....

.....  
Authorisation by the Council to sign in that behalf]

## SCHEDULE

### SPECIFICATION OF TREES Trees specified individually (encircled in black on the map)

| <i>Reference on Map</i> | <i>Description</i>                      | <i>Situation</i>                                                     |
|-------------------------|-----------------------------------------|----------------------------------------------------------------------|
| T1                      | Sycamore ( <i>Acer pseudoplatanus</i> ) | Adjacent to the northern property boundary of Fairstead House School |

### Trees specified by reference to an area (within a dotted black line on the map)

| <i>Reference on Map</i> | <i>Description</i> | <i>Situation</i> |
|-------------------------|--------------------|------------------|
|                         |                    |                  |

### Group of Trees (within a broken black line on the map)

| <i>Reference on Map</i> | <i>Description (including number of trees of each species in the group)</i> | <i>Situation</i> |
|-------------------------|-----------------------------------------------------------------------------|------------------|
|                         |                                                                             |                  |

### Woodlands (within a continuous black line on the map)

| <i>Reference on Map</i> | <i>Description</i> | <i>Situation</i> |
|-------------------------|--------------------|------------------|
|                         |                    |                  |



**IMPORTANT THIS COMMUNICATION MAY AFFECT YOUR PROPERTY**

**Town And Country Planning Act 1990 (as Amended)  
Town & Country Planning (Tree Preservation) (England) Regulations 2012**

**Tree Preservation Order TPO/010(2020)  
Fairstead House School, Fordham Road, Newmarket, Suffolk**

---

**THIS IS A FORMAL NOTICE** to let you know that on 1<sup>st</sup> September 2020 the Council made the above Tree Preservation Order.

A copy of the Order is enclosed. In simple terms, it prohibits anyone from cutting down, topping or lopping, wilfully damaging or wilfully destroying any of the trees described in the Schedule and shown on the map without the Council's consent. A certified copy of the Order and the map included in it may be inspected without charge at West Suffolk House, Western Way, Bury St Edmunds, IP33 3YU Or District Offices, College Heath Road, Mildenhall, IP28 1EY Between The Hours Of 08.45am And 5.00pm Monday To Friday

The Council have made the Order because:

The Sycamore is an attractive semi-mature specimen set just inside the northern boundary wall of the school grounds. It is a prominent feature along Fordham Road and makes a positive contribution to the character and appearance of the Newmarket Conservation Area. The Tree Preservation Order has been made in response to a conservation area tree work notification which proposed to fell the tree, the Order is intended to preserve the amenity it affords now and into the future.

The Order took effect, on a provisional basis, on 1<sup>st</sup> September 2020. It will continue in force on this basis for a further six months or until the Order is confirmed by the Council, whichever first occurs.

The Council will consider whether the Order should be confirmed, that is to say, whether it should take effect formally. Before this decision is made, the people affected by the Order have a right to make objections or other representations about any of the trees, groups of trees or woodlands covered by the Order.

If you would like to make any objections or other comments, please make sure we receive them in writing by 29 September 2020 . Your comments must meet regulation 6 of The Town and Country Planning (Tree Preservation) (England) Regulations 2012, a copy of which is attached. Please send your comments to the Head of Planning and Regulatory Services at the address shown below. All valid objections or representations are carefully considered before a decision on whether to confirm the Order is made. You should bear in mind that any representations submitted may be made available for public inspection.



The Council will write to you again when that decision has been made. In the meantime, if you would like any further information or have any questions about this letter, please contact Falcon Saunders, on 01638 719791, who will be pleased to help you.

Dated: 1<sup>st</sup> September 2020

Signed: .....

Service Manager (Legal) on behalf of West Suffolk Council

**Any communications should be addressed to:**

Head of Planning and Regulatory Services

West Suffolk House, Western Way, Bury St Edmunds, IP33 3YU Or District Offices, College Heath Road, Mildenhall, IP28 1EY

Reference: Falcon Saunders

**COPY OF REGULATION 6 OF THE TOWN AND COUNTRY PLANNING (TREE PRESERVATION) (ENGLAND) REGULATIONS 2012**

**Objections and representations**

**6.** (1) Subject to paragraph (2), objections and representations —

- (a) shall be made in writing and —
    - (i) delivered to the authority not later than the date specified by them under regulation 5(2)(c); or
    - (ii) sent to the authority in a properly addressed and pre-paid letter posted at such time that, in the ordinary course of post, it would be delivered to them not later than that date;
  - (b) shall specify the particular trees, groups of trees or woodlands (as the case may be) in respect of which such objections and representations are made; and
  - (c) in the case of an objection, shall state the reasons for the objection.
- (2) The authority may treat as duly made objections and representations which do not comply with the requirements of paragraph (1) if, in the particular case, they are satisfied that compliance with those requirements could not reasonably have been expected.

