



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee **Held on Monday 2nd August 2021 at 6.15pm**

Attendance:

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

Councillor D Hall
Councillor P Hulbert
Councillor M Jefferys

Also Present: C Whitaker – Town Clerk, J Ashton – Minute Assistant, 1 Member of the Press and 3 Members of the Public

Minute

D/21/08/1 Chairman to Read the Fire Safety Notice and Announce that Proceedings May be Filmed or Recorded

The Chairman opened the meeting, read out the fire safety briefing and announced that no fire alarm was planned and that the meeting may be filmed or recorded.

D/21/08/2 Apologies

Apologies were received from Cllrs Berry, Clover and Hood.

D/21/08/3 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

Cllr Appleby declared a non-pecuniary interest in application DC/21/1242/OUT.

D/21/08/4 To Confirm the Minutes of the Meeting Held on 19th July 2021 and any Matters Arising

Members received the minutes of the Development & Planning Committee held on 19th July 2021 and the following was agreed:

D/21/08/4.01 Resolved

That the minutes of the Development & Planning Committee held on 19th July 2021 be adopted and signed as a true record by the Chairman of the Development & Planning Committee.

Matters arising:

D/21/07/21 – Town Clerk confirmed that the resolution regarding the taxi drivers had been sent to West Suffolk Council.

A letter in support of disabled access taxis from a resident was received and noted.

D/21/08/5 Public Open Session

A resident spoke to item DC/21/1242/OUT and commented that it was about time something was done about Queensberry Lodge and how shabby the Town was looking. Also West Suffolk Council needs to start bringing investment to Newmarket.

D/21/08/6 Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered

The NNP Tree Policy 14 applied to the tree applications and Policy 32 relating to attractive entrances to the town applied to the application DC/21/1242/OUT.

D/21/08/7 Planning Applications

Week Commencing 12/07/2021

D/21/08/7/1 DC/21/1389/FUL - Planning Application - a. sub-division of existing residential site to create one additional semi-detached dwelling b. vehicular access and on-site parking 326 Exning Road Newmarket

D/21/08/7.01 Resolved

That an extension is requested to allow individual site visits.

D/21/08/7/2 DC/21/1371/HH- Householder planning application - timber storage shed Southview Cottage 28 Bury Road Newmarket – no objections

D/21/08/7.02 Resolved

The Committee voiced no objections.

Cllr Appleby declared a non-pecuniary interest in the following application and did not vote.

D/21/08/7/3 DC/21/1242/OUT – Outline planning application (means of appearance, landscaping, layout and scale to be considered) - a. provision of up to 123 residential dwellings (class C3) together with the part demolition; b. extension and conversion of the former White Lion public house to provide up to 562 sqm of commercial space (classes E(c)(i), E(c)(ii), E(c)(iii)); c. convenience store providing up to 371 sqm of floor space (class E(a)); with public open space, landscaping and land reserved for a dedicated horse walk - Land At Black Bear Lane High Street Newmarket Suffolk.

D/21/08/7.03 Recommendation

The Committee supported the application subject to there being no vehicular (other than emergency) access onto Rowley Drive with only pedestrian and cycle access over the horsewalk. The Committee looks forward to seeing the detailed plans to improve an important entrance to the Town.

Week commencing 19/07/2021

D/21/08/7/4 DC/21/1425/HH – Householder planning application - single story rear extension (following demolition of part of utility room) - 6 Valley Way Newmarket.

D/21/08/7.04 Resolved

The Committee voiced no objections.

D/21/08/7/5 DC/21/1408/TPO – TPO 012 (1956) tree preservation order - two Lime (T1 and T2 on plan withing A7 on order) pollard by up to four metres to previous points - 19 Collings Place Newmarket.

D/21/08/7.05 Resolved

The Committee actively encourages responsible tree management. The Committee does not object to this application subject to the tree work being carried out, outside of the bird nesting season.

D/21/08/7/6 DC/21/1417/ADV - Advertisement application - non illuminated vinyl graphic on Medpoint machine Rookery House, Office 10 40 The Rookery Newmarket.

D/21/08/7.06 Resolved

The Committee voiced no objections

D/21/08/7/7 DC/21/1416/FUL – Planning application - installation of Medpoint machine - Rookery House, Office 10 40 The Rookery Newmarket.

D/21/08/7.07 Resolved

The Committee voiced no objections.

D/21/08/7/8 DC/21/1400/TPO – TPIO 04 (1994) tree preservation order - one Copper beech (T1 on plan and T4 on order) overall crown reduction by 2.5 metres and crown thin by 15 percent - 10 Heasman Close Newmarket Suffolk.

D/21/08/7.08 Resolved

The Committee actively encourages responsible tree management. The Committee does not object to this application subject to the tree work being carried out, outside of the bird nesting season.

D/21/08/8 Amended and Deferred Planning Applications

None noted.

D/21/08/9 East Cambs Planning Applications

None noted.

D/21/08/10 To Receive Results of Applications as Determined by West Suffolk and Plans Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 12/07/2021& 19/07/2021

Applications	Description	Address	WS Decision	NTC Decision
DC/21/1204/TCA	Trees in a conservation area notification - one Silver birch (T1 on plan) overall crown reduction by up to two metres to previous pruning points	6 Brookfields Close Newmarket	Approved	No objections
DC/21/1551/HH	Householder planning application - a. single storey front extension incorporating alterations to garage b. single storey rear extension c. replacement render d. replacement and alterations to windows e. replace chimney stack (following removal of existing) f. reduce two chimney stacks g. enlarged rear dormer	Barkway House 18 Bury Road Newmarket	Approved	No objections
DC/21/0913/FUL	Planning application - one dwelling	Land Rear Of 2 Park Avenue Newmarket Suffolk	Approved	No objections
DC/21/11843/FUL	Planning application - installation of shutters to veranda	The Severals Sports Pavilion Bury Road Newmarket Suffolk	Approved	No objections
DC/21/0970/HH	Householder planning application - dropped kerb	302 Exning Road Newmarket	Approved	No objections
DC/21/0945/HH	Householder planning application - dropped kerb	300 Exning Road Newmarket	Approved	No objections
DC//21/0940/HH	Householder planning application - dropped	304 Exning Road	Approved	No objections

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D/21/08/11 Delegation Panel Decisions

None noted.

D/21/08/12 Licensing

None noted.

D/21/08/13 Air BnB Properties

Cllr Appleby advised that West Suffolk had considered his correspondence and denied that it is a change of use. The following was agreed:

D/21/08/13.01 Resolved

That a meeting with the West Suffolk Planning Officer and Cllrs O'Neill, Hall and Appleby be arranged to discuss the matter further

D/21/08/14 Correspondence

None noted.

D/21/08/15 Date of Next Meeting

Monday 16th August 2021 at 6.15pm at the Memorial Hall.

D/21/08/16 To Note any Items for Next Meeting

- Air BnB Properties
- DC/21/1389/FUL - 326 Exning Road

Meeting closed at 6:41pm.

Signed:By the Chairman

Date: 16/08/2021

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/21/08/7.01 Resolved</u>	That an extension is requested to allow individual site visits.
<u>D/21/08/7.02 Resolved</u>	The Committee voiced no objections.
<u>D/21/08/7.03 Recommendation</u>	The Committee supported the application subject to there being no vehicle vehicular (other than emergency) access onto Rowley Drive with only pedestrian and cycle access over the horsewalk. and The Committees looks forward to seeing the detailed plans to improve an important entrance to the Town.
<u>D/21/08/7.04 Resolved</u>	The Committee voiced no objections.
<u>D/21/08/7.05 Resolved</u>	The Committee actively encourages responsible tree management. The Committee does not object to this

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	application subject to the tree work being carried out, outside of the bird nesting season.
<u>D/21/08/7.06 Resolved</u>	The Committee voiced no objections.
<u>D/21/08/7.07 Resolved</u>	The Committee voiced no objections.
<u>D/21/08/7.08 Resolved</u>	The Committee actively encourages responsible tree management. The Committee does not object to this application subject to the tree work being carried out, outside of the bird nesting season.
<u>D/21/08/13.01 Resolved</u>	That a meeting with the West Suffolk Planning Officer and Cllrs O'Neill, Hall and Appleby be arranged to discuss the matter further.