



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee Held on Monday 20th December 2021 at 6.15pm

Attendance:

Councillor C O'Neill (Chairman)
Councillor J Berry
Councillor J Clover

Councillor J Ferries
Councillor P Hulbert
Councillor M Jefferys

Also Present: C Whitaker – Town Clerk, T Symonds – Deputy Town Clerk, J Ashton – Minute Assistant and 1 Member of the Press.

Minute

D/21/12/16 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/21/12/17 Apologies

Apologies were received from Cllrs, Appleby and Hall. Cllrs Drummond and Hood were absent.

D/21/12/18 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

None noted. There were no requests for dispensations.

Cllr Clover joined the meeting

D/21/12/19 To Confirm the Minutes of the Meeting Held on 6^h December 2021 and any Matters Arising

Members received the minutes of the Development & Planning Committee held on 6th December 2021 and the following was agreed:

D/21/12/19.01 Resolved

That the minutes of the Development & Planning Committee held on 6th December 2021 be adopted and signed as a true record by the Chairman of the Development & Planning Committee.

There were no matters arising.

D/21/12/20 Public Open Session

None noted.

D/21/12/21 Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered

The Horse Racing Policy applied to two applications. Diversity of Employment Opportunities Policy.

Cllr Berry joined the meeting

D/21/12/22 Planning Applications

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Week Commencing 29/11/2021

D/21/12/22/1 DC/21/2346/CLP - Application for lawful development certificate for proposed use or development - single storey rear extension - 7 Cardigan Street Newmarket.

D/21/12/22.01 Resolved

The Committee voiced no objections, subject to the approval of the West Suffolk Council Legal Department.

D/21/12/22/2 DC/21/118/FUL - Planning application - one log cabin - Lady Wolverton Pavilion Adastral Close Newmarket.

D/21/12/22.02 Resolved

The Committee voiced no objections.

D/21/12/22/3 DC/21/1964/FUL - Planning Application - a. single storey store with open fronted wash bay and muck bunker, b. single storey haybarn and tack boxes building (following demolition of American barn, straw store and haybarn) - Solario Yard Tattersalls The Avenue Newmarket Suffolk.

D/21/12/22.03 Resolved

The Committee voiced no objections.

D/21/12/22/4 DC/21/2408/CLE – Application for lawful development certificate for existing use or development - change of use stables to dwelling - Coach House 50 Exeter Road Newmarket.

D/21/12/22.04 Resolved

That this application be referred to the West Suffolk Council Legal Department for determination.

D/21/12/22/5 DC/21/2406/CLE – Application for lawful development certificate for existing use or development - occupation of first floor flat in breach of an occupancy condition - Coach House 50 Exeter Road Newmarket.

D/21/12/22.05 Resolved

That this application be referred to the West Suffolk Council Legal Department for determination.

Cllr Winter joined the meeting as an observer.

D/21/12/23 **Amended and Deferred Planning Application**

D/21/12/23/1 DC/21/2264/FUL installation of plant - Unit 2 To 4, St Leger Drive, Newmarket, Suffolk.

D/21/11/23.01 Resolved

The Committee voiced no objections subject to the concerns raised by the Environmental Agency and Suffolk Fire & Rescue Service being addressed satisfactorily.

D/21/12/24 **East Cambs Planning Applications**

None noted.

D/21/12/25 To Receive Results of Applications as Determined by West Suffolk and Plans Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 29/11/2021 & 06/12/2021

Applications	Description	Address	WS Decision	NTC Decision
DC/21/2112/CLE	Application for lawful development certificate for existing use or development - domestic ancillary buildings		Approved	No objections
DC/21/2009/FUL	Planning application - retail unit with two floors above to create six flats (following demolition of existing shop unit) and associated works	Replacement Unit 2 - 3 Crown Walk Newmarket Suffolk	Refused	Objected
DC/21/2014/TPO	TPO 234(1972) tree preservation order - one Beech overall crown reduction of 1.5 metres	12 Elliott Close Newmarket	Approved	No objections
DC/21/1677/TCA	Trees in a conservation area notification - a. one Elm (T1 on plan, within A1 on order) - fell, b. one Silver birch (T2 on plan, within A1 on order) - reduce by up to 3 metres to previous points, c. one Yew (T3 on plan, within A1 on order)- overall reduction to 1.5 metres to create bush	The Garden Cottage 6 Argent Place Newmarket	Approved	No objections
DCON(C)/17/2676	Application to Discharge Conditions 17 (External Lighting Strategy), 18 (Obscured Window Details) and 19 (Plant or Machinery Details) of DC/17/2676/FUL (as amended)	Kininvie Fordham Road Newmarket	Approved	Not considered
NMA(A)/21/1590	Non-material amendment to DC/21/1590/FUL - re-positioning of one external door	Unit 1B And Unit 1C Newmarket Business Park Studlands Park Avenue Newmarket Suffolk	Approved	Not considered
DC/21/2089/HH	Householder planning application - single storey side and rear extension (following demolition of existing garage)	Instow 32 Green Road Newmarket	Approved	No objections
DC/21/209/TPO	TPO/1977/04 - Tree preservation order - one Maple (102 on plan; G2 on order) overall crown reduction by 3 metres; one Maple (104 on plan, G2 on order) remove basal epicormic growth; one Elm (118 on plan, G1 on order) crown raise by 4 metres TPO/1956/01 -Tree preservation order - one Horse Chestnut (0204 on plan, A3 on plan) remove basal epicormic growth; one Lime (209 on plan, A1 on order) remove basal epicormic growth	Amenity Land To The Rear Of 9 To 41 Norfolk Avenue Churchill Avenue Collings Place Newmarket Suffolk	Approved	No objections
DC/21/2057/HH	Householder planning application - a. raising height of existing roof b. two storey front extension c. two and half storey side extension (following demolition of existing garage/playroom and utility) d. two storey part single storey rear extension e. dormer window on rear elevation f. solar panels on front and side elevations g. new entrance gates	24 Hamilton Road Newmarket	Approved	No objections
DC/21/2060/VAR	Planning application - variation of condition 2 of application DC/21/1265/FUL to allow use of amended plans for single storey rear extension with mezzanine floor above	Studlands Park Industrial Estate, Caps Cases Studlands Park Avenue Newmarket	Approved	No objections
DC/21/2064/HH	Householder planning application - garage conversion to habitable space, with single storey side and rear extensions	43 Leaders Way Newmarket	Approved	No objections
DC/21/1612/FUL	Planning application - two storey 32 bed inpatient ward	Newmarket Community Hospital 56 Exning Road	Approved	No objections

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		Newmarket Suffolk		
DC/21/1483/FUL	Planning application - a. refurbishment of ground floor retail unit b. conversion of first and second floors from class E (commercial, business and service) to two residential flats (class C3)	37 High Street Newmarket	Approved	No objections
DC/21/14984/LB	Planning application - conversion of house in multiple occupation (HMO) into three separate flats	St Aubyns Wellington Street Newmarket	Withdrawn	
DC/21/1162/LB	Application for listed building consent - a. internal alterations to convert floors into three separate flats b. replacement windows c. two additional windows d. re-painting of front and rear doors, high level soffit and cornice details	St Aubyns Wellington Street Newmarket	Withdrawn	

D/21/12/26 Delegation Panel Decisions

None noted.

D/21/12/27 Licensing

None noted.

D/21/12/28 Correspondence

None noted.

D/21/12/29 Date of Next Meeting

Monday 10th January 2022 at 6.15pm at the Memorial Hall.

D/21/12/30 To Note any Items for Next Meeting

- Listed Buildings in the Town/Shop Fronts

Meeting closed at 6:36pm.

Signed by the Chairman

Date 10th January 2022

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/21/12/22.01 Resolved</u>	The Committee voiced no objections, subject to the approval of the West Suffolk Council Legal Department.
<u>D/21/12/22.02 Resolved</u>	The Committee voiced no objections.
<u>D/21/12/22.03 Resolved</u>	The Committee voiced no objections.
<u>D/21/12/22.04 Resolved</u>	That this application be referred to the West Suffolk Council Legal Department for determination.
<u>D/21/12/22.05 Resolved</u>	That this application be referred to the West Suffolk Council Legal Department for determination.
<u>D/21/12/23.01 Resolved</u>	The Committee voiced no objections subject to the concerns raised by the Environmental agency and Suffolk Fire &

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	Rescue Service being addressed satisfactorily.
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