



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee Held on Monday 26th September 2022 at 6.15pm

Attendance:

Councillor J Lay (Chairman)
Councillor J Berry
Councillor A Drummond
Councillor J Ferries

Councillor J Harvey
Councillor R Hood
Councillor P Hulbert
Councillor M Jefferys

Also Present: C Whitaker – Town Clerk, T Symonds – Deputy Town Clerk, J Ashton – Minute Assistant, 1 Member of the Press and 5 Members of the Public.

Minute	Action by
D/22/09/18 <u>Chairman to Read the Fire Safety Notice and Announce that Proceedings May be Filmed or Recorded</u> The Chairman opened the meeting and read out the Fire Notice and that the meeting may be filmed or recorded.	
D/22/09/19 <u>Apologies</u> Apologies were received from Cllr Clover. Cllr Hall was absent.	
D/22/09/20 <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 non-pecuniary interest in the following applications; DC/22/1506/TPO, DC/22/1555/TPO and DC/22/1556/TCA. There were no requests for dispensations.	
D/22/09/21 <u>To Confirm the Minutes of the Meeting Held on 5th September 2022 and any Matters Arising</u> Members received the minutes of the Development & Planning Committee held on 5th September 2022 and the following was agreed: <u>D/22/09/21 Resolved</u> That the minutes of the Development & Planning Committee held on 5th September 2022 be adopted and signed as a true record by the Chairman of the Development & Planning Committee. There were no matters arising.	
D/22/09/22 <u>Public Open Session</u> No members of the public wished to speak.	
D/22/09/23 <u>Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered</u> Policy 5c - Working from home and Policy 14 – trees applied.	

Book Number 65 2022 - 2023

Minutes of Development & Planning Committee held on Monday 26th September 2022

D/22/09/24 Planning Applications

Week Commencing 29/08/2022 and 05/09/2022

D/22/09/24/1 DC/22/1471/FUL - Planning application - (a) partial change of use of first floor from retail (class E) to residential (class C3) to create two flats (b) external changes to form new doors and windows - 116-118 High Street Newmarket.

D/22/09/24.01 Resolved

The Committee objected and supported the concerns raised by the Environment Agency and noted that it was an inappropriate conversion to residential due to there being no parking provision in a Town Centre location.

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

D/22/09/24/2 DC/22/1506/TPO - Tree preservation order TPO 004 (1994) - one Copper Beech (indicated on plan, T5 on order) overall crown reduction by up to ten metres - 8 Heasman Close Newmarket.

D/22/09/24.02 Resolved

The Committee actively encourages responsible tree management and does not object to this application.

D/22/09/24/3 DC/22/1472/FUL - Planning application - use of dwelling for a mixed residential use (class C3) and childminding - 39 Leaders Way Newmarket.

D/22/09/24.03 Resolved

The Committee voiced no objections.

D/22/09/24/4 DC/22/1533/TPO - Tree preservation order TPO 004 (2012) - one Horse Chestnut (T1 on plan, T19 on order) overall crown reduction by up to three metres; one Sycamore (T2 on plan, T16 on order) fell - 3 Arborfield Drive Newmarket.

Cllr Berry joined the meeting

D/22/09/24.04 Resolved

The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application and requested that the application be submitted to the Tree Officer for consideration. If the tree is to be felled, that it be felled outside of the bird nesting season and the Committee requests that a suitable replacement be planted.

D/22/09/24/5 DC/22/1545/TPO - Tree preservation order TPO 012 (1956) - two Horse Chestnut (T1 and T2 on plan, within area A7) overall crown reduction by up to four metres to previous pruning points - 17 Collings Place Newmarket.

D/22/09/24.05 Resolved

The Committee actively encourages responsible tree management and does not object to this application.

D/22/09/24/6 DC/22/1509/TPO - Tree preservation order TPO 032 (1960) and TPO 005 (2022) - one Laurel (T1 on plan, within area A1 on order) and one Yew (T2 on plan, T14

on order) crown lift to two metres above roof; one Chestnut (T3 on plan, within area A1 on order) overall crown reduction by four metres; one Walnut (T4 on plan, within area A1 on order) overall crown reduction by three metres - 18 Paget Place Newmarket.

D/22/09/24.06 Resolved

The Committee actively encourages responsible tree management and does not object to this application.

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

D/22/09/24/7 DC/22/1555/TPO - TPO 013 (1991) tree preservation order - three Beech (T032, T033 and T035 on plan, within area A4 on order) fell - Godolphin Stables Snailwell Road Newmarket.

D/22/09/24.07 Resolved

The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application and requested that the application be submitted to the Tree Officer for consideration. If the trees are to be felled, that it be felled outside of the bird nesting season and the Committee requests that suitable replacements be planted.

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

D/22/09/24/8 DC/22/1556/TCA - Tress in a conservation area notification - a. five Beech (T012, T011, T009, T042 and T006) six Elm (T043, T041, T014 and G003) two Cockspur thorn (G001) one Rowan (T007) one Horse chestnut (T001) one Ash (T015) two Sycamore (T003 T010) and one Unknown species (T013) fell b. one Sycamore (G005) and three Beech (G005 T018) cut to leave a monolith/habitat pole c. one Beech (T005) strip vegetation from base to check for fungal fruiting bodies - Godolphin Stables Snailwell Road Newmarket.

D/22/09/24.08 Resolved

The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application and requested that the application be submitted to the Tree Officer for consideration. If the trees are to be felled, that it be felled outside of the bird nesting season and the Committee requests that suitable replacements be planted.

D/22/09/25 Amended and Deferred Planning Applications

None noted.

D/22/09/26 Planning Appeals

None noted.

D/22/09/27 East Cambs Planning Applications

Town Clerk confirmed that a letter had been sent to East Cambs regarding the Kennett Garden Village development concerning Section 106 funding for Newmarket. A response is awaited and if no response is received then a reminder will be sent.

D/22/09/28 To Receive Results of Applications as Determined by West Suffolk and Plans

Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 29/08/2022 and 05/09/2022

Applications	Description	Address	WS Decision	NTC Decision
DC/22/1408/TCA	Trees in a conservation area notification - two Scots pine (SP1 and SP2 on plan) fell	The Lodge 42 Bury Road Newmarket Suffolk	Approved	Objected
DCON(A)/20/0821	Application to discharge conditions 6 (details of access) 7 (bound material) and 13 (materials) of application DC/20/0821/FUL	St Gatien Cottage Stables Vicarage Road Newmarket Suffolk	Approved	No Comments
DC/22/0420/RM	Reserved Matters Application - Submission of details under outline planning permission DC/13/0408/OUT (Granted by the Secretary of State under reference APP/H3510/V/14/2222871) - details of the two vehicle site accesses (Phase 1) and internal spine road (Phase 2)	Hatchfield Farm Fordham Road Newmarket Suffolk	Approved	Objected

D/22/09/29 Delegation Panel Decisions

None noted.

D/22/09/30 Costa Application

WSC provided the landscaping plan that was submitted within application DC/22/0478/FUL. When the permission was granted for the drive through itself within application DC/22/0478/FUL it was conditioned to be implemented.

In light of the detailed landscaping plan being conditioned to be implemented, the following was agreed:

D/22/09/30.01 Resolved

The Committee agreed to withdraw the objection to DC/22/1199/ADV.

D/22/09/31 Licensing

D/22/09/31/1 USA Chicken - Application for a new premises licence – USA Chicken – On/Off Sales of Alcohol Sunday – Thursday 11:00 – 0200 and Friday – Saturday 11:00 – 0400 - 94 High Street Newmarket.

Council's submission was:

Newmarket Town Council would like to raise an objection to the licence application on the following grounds:

- **That all food outlets must close at 2am on Newmarket High Street.**
- **That the closure time must be further reduced to 11pm due to the residential dwellings above the unit.**

It was noted that the Police and WSC Planning had raised concerns and the application will go to a sub-committee for consideration.

Gambling Commission Regulations

The current GC regulations regarding the placing of bets was discussed and will be added to a future agenda.

D/22/09/32 Sunnica

The written representation from NTC was considered and additional points/amendments were added. The following was agreed:

D/22/09/32.01 Recommendation

That Rachel Wood be consulted and subject to the amendments being made, that the written representation from NTC be approved.

D/22/09/33 A14, J37 North Entrance to Newmarket

The Response from Suffolk Highways regarding the evidence supplied by Cllr Ferries showing the state of the North entrance and stating that no remedial work was required at this time was noted.

Following a further site visit SCC Highways will look at temporary resurfacing work due to the planned Hatchfield Farm development requiring further changes to this junction in the near future and a briefing was being prepared for NTC.

This matter will be a rolling agenda item at this committee until resolved satisfactorily.

WSC confirmed that the hedges will be cut along Fordham Road.

D/22/09/34 Correspondence

None noted.

D/22/09/35 Date of Next Meeting

Monday 3rd October 2022 at the Memorial Hall.

Meeting closed at 6:48pm.

Signed by the Chairman

Date 3rd October 2022

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/22/09/24.01 Resolved</u>	The Committee objected and supported the concerns raised by the Environmental Agency and noted that it was an inappropriate conversion to residential due to there being

	no parking provision in a Town Centre location.
<u>D/22/09/24.02 Resolved</u>	The Committee actively encourages responsible tree management and does not object to this application.
<u>D/22/09/24.03 Resolved</u>	The Committee voiced no objections.
<u>D/22/09/24.04 Resolved</u>	The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application and requested that the application be submitted to the Tree Officer for consideration. If the tree is to be felled, that it be felled outside of the bird nesting season and the Committee requests that a suitable replacement be planted.
<u>D/22/09/24.05 Resolved</u>	The Committee actively encourages responsible tree management and does not object to this application.
<u>D/22/09/24.06 Resolved</u>	The Committee actively encourages responsible tree management and does not object to this application.
<u>D/22/09/24.07 Resolved</u>	The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application and requested that the application be submitted to the Tree Officer for consideration. If the trees are to be felled, that it be felled outside of the bird nesting season and the Committee requests that suitable replacements be planted.
<u>D/22/09/24.08 Resolved</u>	The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application and requested that the application be submitted to the Tree Officer for consideration. If the trees are to be felled, that it be felled outside of the bird nesting season and the Committee requests that suitable replacements be planted.
<u>D/22/09/32.01 Resolved</u>	That Rachel Wood be consulted and subject to the amendments being made, that the written representation from NTC be approved.



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee Held on Monday 3rd October 2022 at 6.15pm

Attendance:

Councillor J Lay (Chairman)
Councillor A Drummond
Councillor J Harvey

Councillor R Hood
Councillor P Hulbert
Councillor M Jefferys

Also Present: C Whitaker – Town Clerk, T Symonds – Deputy Town Clerk, J Ashton – Minute Assistant, Cllr Winter as an observer and 1 Member of the Public.

Minute		Action by
D/22/10/1	<u>Chairman to Read the Fire Safety Notice and Announce that Proceedings May be Filmed or Recorded</u> The Chairman opened the meeting and read out the Fire Notice and that the meeting may be filmed or recorded.	
D/22/10/2	<u>Apologies</u> Apologies were received from Cllrs Berry and Ferries. Cllrs Clover and Hall were absent.	
D/22/10/3	<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. There were no requests for dispensations.	
D/22/10/4	<u>To Confirm the Minutes of the Meeting Held on 26th September 2022 and any Matters Arising</u> Members received the minutes of the Development & Planning Committee held on 26 th September 2022 and the following was agreed: <u>D/22/10/4/01 Resolved</u> That the minutes of the Development & Planning Committee held on 26th September 2022 be adopted and signed as a true record by the Chairman of the Development & Planning Committee. There were no matters arising.	
D/22/10/5	<u>Public Open Session</u> A member of the public spoke to application DC/22/1495/OUT and the dereliction of the White Lion pub. Concerns were also raised about the proposed size of the block of flats and traffic management. The Chairman proposed that planning application 22/1495/OUT be brought forward and the following was agreed: <u>D/22/10/5.1 Resolved</u> That planning application 22/1495/OUT be brought forward.	

D/22/10/5/1 DC/22/1495/OUT - Outline planning application - (means of access to be considered) - a. provision of up to 123 residential dwellings (class C3); b. the part demolition, 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)); together with public open space, landscaping and land reserved for a dedicated horse walk - Land At Black Bear Lane High Street Newmarket Suffolk.

D/22/09/5.01 Recommendation

NTC supports the outline plan in principle subject to the following conditions:

- That Queensbury Lodge be retained as a starter yard.
- That there is no vehicle access to the horse walk except for emergency access from Rowley Drive.
- That the block of flats be restricted to three storeys.
- That the façade of the historic White Lion pub and the clunch-built wall be retained and maintained.
- The Committee does not agree with the WSC requirement for mitigation preventing excess dog walking on Devil's Dyke.
- That the entrance and exit to the development be carefully considered as it is onto a very busy road.

A member of the public joined the meeting and a member of the public left the meeting.

D/22/10/6 **Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered**

Policy 14 applied to the tree applications and Policy 32 for attractive entrances to the Town.

D/22/10/7 **Planning Applications**

Week Commencing 12/09/2022 and 19/09/2022

D/22/09/7/1 DC/22/1621/TCA - Trees in a conservation area notification - one Horse Chestnut (T1 on plan) repollard up to five metres to previous pruning points - 16 The Severals Newmarket Suffolk.

D/22/09/7.01 Resolved

The Committee actively encourages responsible tree management and does not object to this application.

D/22/09/7/2 NMA(A)/22/1019 - Non material amendment to DC/22/1019/HH - front porch revised to a single window on front elevation and bifolds to be changed to patio doors on rear elevation - 8 Exning Road Newmarket Suffolk.

D/22/09/7.02 Resolved

The Committee made no comment.

D/22/09/7/3 DCON(A)/21/1964 - Application to discharge condition four (surface water drainage verification report) of DC/21/1964/FUL - Solario Yard Tattersalls The Avenue Newmarket Suffolk.

D/22/09/7.03 Resolved

The Committee made no comment.

D/22/09/7/4 DC/22/1634/FUL - Planning application - installation of air source heat pump - St Louis Catholic Academy Fordham Road Newmarket Suffolk.

D/22/09/7.04 Resolved

The Committee voiced no objections and supported the environmental initiative.

D/22/09/7/5 DC/22/1666/TCA - Trees in a conservation area notification - two Lime (1 and 2 on plan) re-pollard to 4.5 metres above ground level - Eastcote 45 Bury Road Newmarket Suffolk.

D/22/09/7.05 Resolved

The Committee actively encourages responsible tree management and does not object to this application.

D/22/10/8 Amended and Deferred Planning Applications

None noted.

D/22/10/9 Planning Appeals

None noted.

D/22/10/10 East Cambs Planning Applications

None noted. A response on the Kennett Garden Village was still awaited.

D/22/10/11 To Receive Results of Applications as Determined by West Suffolk and Plans Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 12/09/2022 and 19/09/2022

Applications	Description	Address	WS Decision	NTC Decision
DC/22/1436/TCA	Trees in a conservation area notification - one Eucalyptus (T7 on plan) cut back overhanging limbs to boundary	The Gallops Old Station Road Newmarket Suffolk	Approved	No objections
DC/22/1420/TCA	Trees in a conservation area notification - one Eucalyptus tree (T1 on plan) - overall crown reduction by up to 4 metres	Heathway 41 Bury Road Newmarket Suffolk	Approved	No Objections
DC/22/1315/FUL	Planning application - installation of kiosk for water softener	McDonalds Willie Snaith Road Newmarket Suffolk	Approved	No objections
DC/22/1218/HH	Householder planning application - a. replacement cladding on front elevation b. first floor side extension with flue	15 Hamilton Road Newmarket Suffolk	Approved	No objections
DC/22/1251/HH	Householder planning application - first floor side extension	11 Paddocks Drive Newmarket Suffolk	Approved	No objections
DC/22/1047/TE1	Determination in respect of Development by Telecommunications Code systems operators - 15 metre monopole tower to support antenna, associated radio-equipment housing and ancillary development	Monopole Tower Rowley Drive Newmarket Suffolk	Refused	Strongly objected
DCON(A)/21/1190	Application to discharge conditions	Studlands Park	Approved	No comment

	11 (Hard Landscaping Specification), 12 (Landscape Management plan) and 14 (Biodiversity Strategy) of DC/21/1190/FUL	Industrial Estate, Unit 14 Studlands Park Avenue Newmarket			
DCON(B)/21/1190	Application to discharge condition 17 (levels) of DC/21/1190/FUL	Unit 14 Studlands Park Industrial Estate Studlands Park Avenue Newmarket Suffolk	Approved	No comment	
DC/22/1519/HP	Householder prior approval - Single storey rear extension which extends beyond the rear wall of the original house by four metres with a maximum height of 2.90 metres and a height of 2.90 metres to the eaves	11 Tannersfield Way Newmarket Suffolk	Approved	No objections	
DC/22/1419/TCA	Trees in a conservation area notification - one Silver birch (T1 on order) crown reduction in height by four metres and lateral crown reduction by two metres; one Indian bean (T2 on plan) overall crown reduction by 1.5 metres	Glenavis 39 Bury Road Newmarket Suffolk	Approved	No objections	
DC/22/1300/FUL	Planning application - replacement timber windows, doors and fascias	Bryntirion Court Cheveley Road Newmarket Suffolk	Approved	No objections	
DC/22/1099/HH	Householder planning applications - a. two storey side and rear extensions b. two bay cart lodge c. dropped kerb	Sefton Cottage Snailwell Road Newmarket Suffolk	Approved	No objections	

The Committee were pleased to note the refusal of the Monopole Tower in Rowley Drive and a letter will be sent to WSC to reflect this.

D/22/10/12 Delegation Panel Decisions

None noted.

D/22/10/13 Licensing

None noted.

D/22/10/14 Correspondence

None noted.

D/22/10/15 Date of Next Meeting

Monday 17th October 2022 at the Memorial Hall.

Meeting closed at 6:47pm

Signed _____ Date _____

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/22/09/5.01 Recommendation</u>	The Committee supports the outline plan in principle subject to the following conditions: • That Queensbury Lodge be retained as a starter yard. • That there is no vehicle access to the horse walk except for emergency vehicles. • That the block of flats be restricted to three storeys. • That the façade of the historic White Lion pub and the clunch-built wall be retained and maintained. • The Committee does not agree with the WSC requirement for mitigation preventing excess dog walking on Devil's Dyke. • That the entrance and exit to the Town be carefully considered as it is onto a very busy road.
<u>D/22/09/7.01 Resolved</u>	The Committee actively encourages responsible tree management and does not object to this application.
<u>D/22/09/7.02 Resolved</u>	The Committee made no comment.
<u>D/22/09/7.03 Resolved</u>	The Committee made no comment.
<u>D/22/09/7.04 Resolved</u>	The Committee voiced no objections and supported the environmental initiative.
<u>D/22/09/7.05 Resolved</u>	The Committee actively encourages responsible tree management and does not object to this application.

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Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee Held on Monday 17th October 2022 at 6.15pm

Attendance:

Councillor R Hood (Chairman)
Councillor J Berry
Councillor J Clover
Councillor D Hall

Councillor J Harvey
Councillor A Drummond
Councillor P Hulbert
Councillor M Jefferys

Also Present: C Whitaker – Town Clerk, T Symonds – Deputy Town Clerk, J Ashton – Minute Assistant, Cllr Winter as an observer, 1 Member of the Press and 6 Members of the Public.

Minute	Action by
D/22/10/16 <u>Chairman to Read the Fire Safety Notice and Announce that Proceedings May be Filmed or Recorded</u> The Chairman opened the meeting and read out the Fire Notice.	
D/22/10/17 <u>Apologies</u> Apologies were received from Cllrs Ferries and Lay.	
D/22/10/18 <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 non-pecuniary interest in application DC/22/1702/HH. There were no requests for dispensations.	
D/22/10/19 <u>To Confirm the Minutes of the Meeting Held on 3rd October 2022 and any Matters Arising</u> Members received the minutes of the Development & Planning Committee held on 3rd October 2022 and the following was agreed: <u>D/22/10/19/01 Resolved</u> That the minutes of the Development & Planning Committee held on 3rd October 2022 be adopted and signed as a true record by the Chairman of the Development & Planning Committee. There were no matters arising.	
D/22/10/20 <u>Public Open Session</u> A member of the public spoke regarding the parking issues at Barham Close. The Chairman advised that this is a matter for West Suffolk/SCC and that Cllrs Hood and Drummond would make further contact with the neighbours to take the issue forward.	

The public left the meeting.

D/22/10/21 Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered

Policy 14 applied to the tree applications.

D/22/10/22 Planning Applications

Week Commencing 26/09/2022 and 03/10/2022

D/22/10/22/1 DC/22/1694/CLE - Application for lawful development certificate for existing use or development - single storey outbuilding - 4 Duchess Drive Newmarket.

D/22/10/22.01 Resolved

The Committee voiced no objections.

A member of the public joined the meeting.

D/22/10/22/2 DC/22/1607/HH - Householder planning application - a. front porch b. two storey side extension - 59 Beaverbrook Road Newmarket Suffolk.

D/22/10/22.02 Resolved

The Committee voiced no objections subject to the building not exceeding the boundary of the property.

D/22/10/22/3 DC/22/1721/TCA - Trees in a conservation area notification – one Chestnut (indicated on plan) fell - Green Lodge The Severals Newmarket Suffolk.

Cllr Winter joined the meeting.

D/22/10/22.03 Resolved

The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application as this is a magnificent tree and strongly requested that the application be submitted to the Tree Officer for careful and thorough consideration. If the tree is to be felled, that it be felled outside of the bird nesting season and the Committee requests that a suitable replacement be planted.

Cllr Hood declared a non-pecuniary interest in the following application

D/22/10/22/4 DC/22/1702/HH - Householder planning application - a. porch with pitched roof b. single storey side extension (following demolition of existing conservatory) c. single storey rear extension - 504 Aureole Walk Newmarket Suffolk.

D/22/10/22.04 Resolved

The Committee voiced no objections.

D/22/10/22/5 DC/22/1699/FUL - Planning application - conversion and partial demolition to create a. ground floor retail unit b. courtyard garden c. seven residential units - Surrey House 41 High Street Newmarket Suffolk.

D/22/10/22.05 Resolved

The Committee welcomed an improvement to the area however, the Committee objected on that grounds that it is an overdevelopment of the site with insufficient bin storage, limited parking space resulting in residents relying on an

inadequate public transport service, concerns regarding emergency service access and they supported the reservations expressed by the WS Planning Officer.

D/22/10/22/6 DC/22/1375/LB - Application for listed building consent - a. six replacement windows and one replacement dormer window on elevation one b. one replacement window on elevation two - Sandiver House 13 St Marys Square Newmarket Suffolk.

D/22/10/22.06 Resolved

The Committee supported the application and voiced no objections subject to the approval of the Listed Buildings Officer.

D/22/10/22/7 DC/22/1198/FUL - Planning application - removal of the existing timber windows and doors and replace with upvc windows and composite entrance doors - The Gallops Old Station Road Newmarket Suffolk.

D/22/10/22.07 Resolved

The Committee voiced no objections.

D/22/10/23 Amended and Deferred Planning Applications

None noted.

D/22/10/24 Planning Appeals

None noted.

D/22/10/25 East Cambs Planning Applications

22/00039/RMM – Approval of the details for reserved matters for Appearance, Landscaping, Layout and Scale of planning application 18/01435/OUM for up to 41 new homes to include 12 new affordable dwellings, accessible bungalows, over 55's bungalows and public open spaces with public footpaths/cycle ways – Site East of Clare House Stables Stetchworth Road Dullingham Suffolk.

D/22/10/25.01 Resolved

The Committee requested an extension to further consider the development at the next D&P meeting.

D/22/10/26 To Receive Results of Applications as Determined by West Suffolk and Plans Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 26/09/2022 and 03/10/2022

Applications	Description	Address	WS Decision	NTC Decision
NMA(A)/20/0624	Non-material amendment to DC/20/0624/FUL - render finish to 143A	All Saints Road Newmarket Suffolk	Approved	No comments
DCON(D)/20/0624	Application to discharge condition 17 of application DC/20/0624/FUL	143A All Saints Road Newmarket Suffolk	Approved	No comments
DC/22/1376/FUL	Planning application - change of use from betting shop (sui generis) to wine bar (sui generis)	5 All Saints Road Newmarket Suffolk	Approved	No objections

DC/22/1353/FUL	Planning application - construction of four flats	Southfield Farm Cottages Hamilton Road Newmarket Suffolk	Approved	No objections	
DC/22/1323/HH	Non material amendment to DC/22/1019/HH - front porch revised to a single window on front elevation and bifolds to be changed to patio doors on rear elevation	8 Exning Road Newmarket Suffolk	Approved	No comments	
DC/22/1556/TCA	Tress in a conservation area notification - a. five Beech (T012, T011, T009, T042 and T006) six Elm (T043, T041, T014 and G003) two Cockspur thorn (G001) one Rowan (T007) one Horse chestnut (T001) one Ash (T015) two Sycamore (T003 T010) and on Unknown species (T013) fell b. one Sycamore (G005) and three Beech (G005 T018) cut to leave a monolith/habitat pole c. one Beech (T005) strip vegetation from base to check for fungal fruiting bodies	Godolphin Stables Snailwell Road Newmarket Suffolk	Approved	No objections	
DC/22/1199/ADV	Application for advertisement consent - a. three internally illuminated fascia signs b. internally illuminated roof letters c. one non illuminated wall sign d. two internally illuminated built up letter signs e. internally illuminated double sided height barrier f. one internally illuminated exit sign g. internally illuminated directional signs h. two internally illuminated digital menu boards	Unit 6 Newmarket Retail Park Oaks Drive Newmarket Suffolk	Approved	No comment	

D/22/10/27 Delegation Panel Decisions

None noted.

D/22/10/28 Budget 2023/2024

The draft budget for the D&P Committee 2023/2024 was considered and the following was agreed:

D/22/10/28.01 Resolved

That the draft budget of the D&P Committee for the municipal year 2023/2024 be approved and adopted.

D/22/10/29 Licensing

19 Rous Road – a new Premises Licence for alcohol sales off premises Monday – Sunday 07:00 - 23:00 was considered and the following was agreed:

D/22/10/29.01 Resolved

That the Licence Application be referred to the NTC Licence Working Group for consideration.

Heaven – The Chairman gave a verbal update on the proceedings of the hearing and a response from West Suffolk Licensing Committee explaining their decision to renew the licence was noted.

Gambling Commission Regulations – A summary report on the GCR was presented and considered. The following was agreed:

D/22/10/29.02 Resolved

NTC are very concerned regarding the number of gambling establishments in Town and that the summary GCR report be presented to WSC when the next application for a gambling establishment is submitted.

D/22/10/30 Signage

The unauthorised signage around town for new housing developments was discussed and the following was agreed:

D/22/10/30.01 Resolved

That Cllrs Hood and Drummond seek advice from SCC on how to remove the unauthorised signage around the town and take appropriate action to get them removed.

D/22/10/31 Correspondence

Letter from Suffolk Preservation Society objecting to planning application DC/22/1495/OUT – Queensbury Lodge was noted.

D/22/10/32 Date of Next Meeting

Monday 7th November 2022 at the Memorial Hall.

Meeting closed at 7:11pm

Signed _____ Date _____

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/22/10/22.01 Resolved</u>	The Committee voiced no objections
<u>D/22/10/22.02 Resolved</u>	The Committee voiced no objections subject to the building not exceeding the boundary of the property.
<u>D/22/10/22.03 Resolved</u>	The Committee actively encourages responsible tree management and objects to the felling of healthy trees. The Committee objected to this application as this is a magnificent tree and strongly requested that the application be submitted to the Tree Officer for careful and

	thorough consideration. If the tree is to be felled, that it be felled outside of the bird nesting season and the Committee requests that a suitable replacement be planted.
<u>D/22/10/22.04 Resolved</u>	The Committee voiced no objections
<u>D/22/10/22.05 Resolved</u>	The Committee welcomed an improvement to the area however, the Committee objected on that grounds that it is an overdevelopment of the site with insufficient bin storage, limited parking space resulting in residents relying on an inadequate public transport service, concerns regarding emergency service access and they supported the reservations expressed by the WS Planning Officer.
<u>D/22/10/22.06 Resolved</u>	The Committee voiced no objections subject to the approval of the Listed Buildings Officer.
<u>D/22/10/22.07 Resolved</u>	The Committee voiced no objections
<u>D/22/10/25.01 Resolved</u>	The Committee requested an extension to be further considered at the next D&P meeting.
<u>D/22/10/28.01 Resolved</u>	That the draft budget of the D&P Committee for the municipal year 2023/2024 be approved and adopted
<u>D/22/10/29.01 Resolved</u>	That the Licence Application be referred to the NTC Licence Working Group for consideration.
<u>D/22/10/29.02 Resolved</u>	NTC are very concerned regarding the number of gambling establishments in Town and that the summary GCR report be presented to WSC when the next application for a gambling establishment is submitted.
<u>D/22/10/30.01 Resolved</u>	That Cllrs Hood and Drummond seek advice from SCC on how to remove the unauthorised signage around the town and take appropriate action to get them removed.



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Community Services Committee Held on Monday 3rd October at 7:00 pm

Attendance:

Councillor P Winter (Chairman)
Councillor J Borda
Councillor J De'Ath
Councillor A Drummond
Councillor D Hall

Councillor J Harvey
Councillor R Hood
Councillor P Hulbert
Councillor M Jefferys
Councillor J Lay

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

Minute

C/22/10/1 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 the meeting may be filmed or recorded.

C/22/10/2 Apologies for Absence

Apologies were received from Cllrs Ferries and Yarrow.

C/22/10/3 Declaration of Member's Interests and to Remind Councillors of the Need to Keep up to Date Their Register of Member's Interests and to Consider Any Requests Received for Members Dispensation

None noted. There were no requests for dispensations.

C/22/10/4 To Receive and Confirm for Accuracy the Minutes of the Community Services Committee Meeting Held on Monday 1st August 2022 and Any Matters Arising

Members received the minutes of the Community Services Committee meeting held on 1st August 2022 and the following was agreed:

C/22/10/4.01 Resolved

That the minutes of the Community Services Committee meeting held on 1st August 2022 be adopted and signed as a true record by the Chairman of the Community Services Committee.

There were no matters arising.

C/22/10/5 Public Open Session

A member of the public spoke about the behaviour of Cllr O'Neill on social media regarding comments that he made about the meeting held last week and hoped that appropriate action will be taken.

C/22/10/6 To Receive the Accounts

The draft accounts for September 2022 were received and noted.

Cllr Hall joined the meeting.

C/22/10/7 Budget 2023/2024

A draft budget for 2023/2024 was presented and considered. Further discussions will be held to finalise the details.

C/22/10/8 Speed Indicator Devices

A report on the latest data from the SIDs was noted. A number of suggestions were tabled which will be explored and a formal request will be made to Cllrs Drummond, Hood, and Lay for funding to purchase additional devices.

C/22/10/9 St Mary's Churchyard

Churchyard pathway – a report on the condition of the pathway and a quote to repair it was considered and the following was agreed:

C/22/10/9.01 Recommendation

That the quote from Mead Construction for £2,780 +VAT be accepted.

Churchyard fencing - a report on the condition of the fencing and a quote to replace it was considered and further quotes would be sought.

C/22/10/10 Allotments

A verbal update was given on the muntjac deer in the Cheveley Road allotment site and was noted.

C/22/10/11 Correspondence

None noted.

C/22/10/12 Date of Next Meeting

Monday 5th December 2022 at the Memorial Hall.

Meeting closed at 7:37pm.

Signed _____ Date _____

Summary of Recommendations

Recommendation	Recommendation Wording
<u>C/22/10/9.01 Recommendation</u>	That the quote from Mead Construction for £2,780 +VAT be accepted.



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Finance & Policy Committee **Held on Monday 26th September 2022 at the Memorial Hall at 7:00pm**

Attendance:

Councillor J Harvey (Chairman)
Councillor J Borda
Councillor A Drummond
Councillor J Ferries
Councillor R Hood

Councillor P Hulbert
Councillor M Jefferys
Councillor J Lay
Councillor S Perry

Also Present: C Whitaker – Town Clerk, T Symonds – Deputy Town Clerk, J Ashton – Minute Assistant, Cllrs Crissal and Winter as Members of the Public, 1 Member of the Press and 27 Members of the Public.

Minute

- F/22/09/1** **Chairman to Read the Fire Safety Notice and Announce that Proceedings may be filmed or Recorded**
The Chairman opened the meeting and read out the Fire Notice and that the meeting may be filmed or recorded.
- F/22/09/2** **Apologies for Absence**
Apologies were received from Cllr Yarrow. Cllr Hall was absent.
- F/22/09/3** **Declaration of Member's Interests and to Remind Councillors of the Need to Keep up to Date their Register of Member's Interests and to Consider any Requests Received for Members Dispensation**
None noted. There were no requests for dispensations.
- F/22/09/4** **To Confirm the Minutes of the Meeting Held on 25th July 2022 and any Matters Arising**
Members received the minutes of the Finance & Policy Committee meeting held on 25th July 2022 and the following was agreed:

F/22/09/4.01 Resolved
That the minutes of the Finance & Policy Committee meeting held on 25th July 2022 be adopted and signed as a true record by the Chairman of the Finance & Planning Committee.

There were no matters arising.
- F/22/09/5** **Public Open Session**
No members of the public wished to speak.
- F/22/09/6** **Submission of Schedules of Payments for Information CB1 - CB4 2022**
Members reviewed CB1 - CB4 for July and August 2022 and the following was agreed:

F/22/09/6.01 Recommendation

That the ratification of the schedules of payments for the period 01/07/2022 – 31/08/2022 (Cash Book 1 - 4) be received and adopted.

F/22/09/7 To Confirm the Bank Statement Balances & Related Bank Reconciliation have been signed by the Chairman of F&P Committee

The Chairman of the Finance & Policy Committee confirmed scrutiny of the bank reconciliations relating to the end of 31/08/2022 (up to and including month 5) for the Town Council's Current, Petty Cash, Salaries and Barclaycard Cashbooks.

F/22/09/8 To Receive the Income and Expenditure

The Income and Expenditure reports for August 2022 were received and noted.

F/22/09/9 Grants

The grant paid to CAB West Suffolk for £3,000 was reviewed in light of a report on the current demands for their service and the following was agreed:

F/22/09/9.01 Recommendation

That a further grant to CAB West Suffolk for £2,000 be approved and that £2,000 be vired from account 4076/101 to account 4075/101.

Further information was requested on the services and funding arrangements available in Newmarket.

A grant application from Newmarket BID to support the Christmas Lights was considered and the following was agreed:

Cllr Drummond declared a non-pecuniary interest in the following item.

F/22/09/9.02 Recommendation

That a grant for £500 be awarded to Newmarket BID to support the Christmas Lights Switch On.

F/22/09/10 Health and Safety

The monthly health and safety report was received and noted.

F/22/09/11 Correspondence

None noted.

F/22/09/12 Date of Next Meeting

Monday 21st November 2022 at the Memorial Hall.

Meeting closed at 7:10pm

Signed _____ Date _____

Summary of Recommendations

Recommendation	Recommendation Wording
<u>F/22/09/6.01 Resolved</u>	That the ratification of the schedules of payments for the period 01/07/2022 – 31/08/2022 (Cash Book 1 - 4) be received and adopted.
<u>F/22/09/9.01 Resolved</u>	That a further grant to CAB West Suffolk for £2,000 be approved and that £2,000 be vired from account 4076/101 to account 4075/101.
<u>F/22/09/9.02 Recommendation</u>	That a grant for £500 be awarded to Newmarket BID to support the Christmas Lights Switch On.



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Performance & Audit Committee

Held on Monday 17th October 2022 at 7:15pm

Attendance:

Councillor M Jefferys (Chairman)
Councillor A Drummond
Councillor D Hall
Councillor J Harvey

Councillor R Hood
Councillor P Hulbert
Councillor P Winter
Councillor K Yarrow

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

Minute

The Mayor opened the meeting and invited nominations for a Chairman of the P&A Committee.

P/22/10/1 To Elect a Chairman

Cllr Winter nominated Cllr Jefferys. There were no other nominations and a vote was taken. The following was agreed:

P/22/10/1.01 Resolved

That Cllr Jefferys be elected as the Chairman of the P&A Committee for the municipal year 2022/2023.

P/22/10/2 To Elect a Vice Chairman

Cllr Jefferys nominated Cllr Hall. There were no other nominations and a vote was taken. The following was agreed:

P/22/10/2.01 Resolved

That Cllr Hall be elected as the Vice Chairman of the P&A Committee for the municipal year 2022/2023.

P/22/10/3 Chairman to Read the Fire Safety Notice and Announce that Proceedings May be Filmed or Recorded

The Chairman read out the Fire Notice.

P/22/10/4 Apologies for Absence

Apologies were received from Cllrs Lay and Perry. Cllr O'Neill was absent.

P/22/10/5 Declaration of Member's Interests and 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.

P/22/10/6 To Receive and Confirm for Accuracy the Minutes of the Neighbourhood Plan Meeting Held on Monday 9th May 2022 and Any Matters Arising

Members received the minutes of the Neighbourhood Plan Committee Meeting

Minutes of Performance & Audit Committee held on 17th October 2022

held on Monday 9th May 2022 and the following was agreed:

P/22/10/6.01 Resolved

That the minutes of the Neighbourhood Plan Committee meeting held on Monday 9th May 2022 be adopted and would be signed as a true record by the Chairman of the Performance & Audit Committee.

There were no matters arising.

P/22/10/7 Public Open Session

No members of the public wished to speak.

P/22/10/8 Resolutions Audit

The resolutions from Q1 and Q2 were reviewed and noted.

P/22/10/9 Neighbourhood Plan

The Community Actions from the Neighbourhood Plan objective A were reviewed and a traffic light system for the report was requested to highlight achievements and outstanding actions.

P/22/10/10 Working Groups

Schedule – the current list of Working Groups and meeting schedule were reviewed and updated.

Reports – updated reports from all active Working Groups were received and noted.

P/22/10/11 Correspondence

None noted.

P/22/10/12 Date of Next Meeting

Monday 23rd January 2023.

Meeting closed at 7:55pm

Signed _____ Date _____

Summary of Recommendations

Recommendation	Recommendation Wording
<u>P/22/10/1.01 Resolved</u>	That Cllr Jefferys be elected as the Chairman of the HR Committee for the municipal year 2022/2023.
<u>P/22/10/2.01 Resolved</u>	That Cllr Hall be elected as the Vice Chairman of the HR Committee for the municipal year 2022/2023.



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Human Resources Committee **Held on Monday 17th October 2022 at 7:50pm**

Attendance:

Councillor K Yarrow (Chairman)
Councillor A Drummond
Councillor D Hall
Councillor J Harvey

Councillor R Hood
Councillor P Hulbert
Councillor M Jefferys
Councillor P Winter

Also present: C Whitaker – Town Clerk and 1 member of the public.

Minute

H/22/10/1 To Elect a Chairman

Cllr Winter nominated Cllr Yarrow. There were no other nominations and a vote was taken. The following was agreed:

H/22/10/1.01 Resolved

That Cllr Yarrow be elected as the Chairman of the HR Committee for the municipal year 2022/2023.

H/22/10/2 To Elect a Vice Chairman

Cllr Yarrow nominated Cllr Harvey. There were no other nominations and a vote was taken. The following was agreed:

H/22/10/2.01 Resolved

That Cllr Harvey be elected as the Vice Chairman of the HR Committee for the municipal year 2022/2023.

H/22/10/3 Chairman to Read the Fire Safety Notice and Announce that Proceedings May be Filmed or Recorded

The Fire Notice was not required.

H/22/10/4 Apologies for Absence

Apologies were received from Cllr Lay.

H/22/10/5 Declaration of Member's Interests and 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.

H/22/10/6 To Receive and Confirm for Accuracy the Minutes of the Human Resources Meeting Held on Monday 20th June 2022 and Any Matters Arising

Members received the minutes of the Human Resources Committee Meeting held on Monday 20th June 2022 and the following was agreed:

H/22/10/6.01 Resolved

Minutes of Human Resources Committee held on 17th October 2022

That the minutes of the Human Resources Committee meeting held on Monday 20th June 2022 be adopted and be signed as a true record by the Chairman of the Human Resources Committee.

There were no matters arising.

H/22/10/7 Public Open Session

No members of the public wished to speak.

H/22/10/8 To Receive the Accounts

The accounts for September 2022 were noted.

H/22/10/9 Budget 2023/2024

The draft HR Committee Budget for 2023/2024 was discussed and the following was agreed:

H/22/10/9.01 Recommendation

That a task and finish HR Working Group meet as soon as possible to consider the draft HR budget for 2023/2024, consisting of Cllrs Hall, Harvey and Yarrow. To report recommendations to an Extraordinary Meeting of the HR Committee; date to be decided.

Cllr Hood left the meeting.

H/22/10/10 Date of Next Meeting

Monday 16th January 2023.

H/22/10/11 Exclusion of the Press & Public

With the vote being unanimous, it was:

H/22/10/11.01 Resolved

To resolve that under the Public Bodies (Admissions to Meetings) Act 1960, the public and press be excluded for the remainder of the meeting because of the likely disclosure of private and confidential information or staff matters.

The member of the public left the meeting.

H/22/10/12 *Staff Update*****

Town Clerk gave an update on current staffing and reported that the Administration Assistant had left the position on 29/8/22. This position is now filled with the new staff member starting 31/10/22. The position of Assistant Town Keeper is now filled. Regular probation period meetings will take place between new staff and line manager/Mayor. Interviews for the Events Co-ordinator/Marketing Assistant will be carried out.

Meeting closed at 8.15pm

Signed _____ Date _____

Summary of Recommendations

Recommendation	Recommendation Wording
<u>H/22/10/1.01 Resolved</u>	That Cllr Yarrow be elected as the Chairman of the HR Committee for the municipal year 2022/2023.
<u>H/22/10/2.01 Resolved</u>	That Cllr Harvey be elected as the Vice Chairman of the HR Committee for the municipal year 2022/2023.
<u>H/22/10/9.01 Resolved</u>	That a task and finish HR Working Group meet as soon as possible to consider the draft HR budget for 2023/2024, consisting of Cllrs Hall, Harvey and Yarrow. To report recommendations to an Extraordinary Meeting of the HR Committee; date to be decided.