



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee **Held on Monday 21st November 2022 at 6.15pm**

Attendance:

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

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 2 Members of the Public.

Minute	Action by
D/22/11/17 <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/22/11/18 <u>Apologies</u> Apologies were received from Cllr Berry, Clover, Ferries and Hood. Cllr Hall was absent.	
D/22/11/19 <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/22/11/20 <u>To Confirm the Minutes of the Meeting Held on 7th November 2022 and any Matters Arising</u> Members received the minutes of the Development & Planning Committee held on 7 th November 2022 and the following was agreed: <u>D/22/11/20/01 Resolved</u> That the minutes of the Development & Planning Committee held on 7th November 2022 be adopted and signed as a true record by the Chairman of the Development & Planning Committee. There were no matters arising.	
D/22/11/21 <u>Public Open Session</u> A member of the public spoke to the Parking issues at Barham Close and reported that there had been visits from enforcement officers who helpfully explained illegal parking and things had been a little better recently. Additional information was requested from the residents for Cllrs Drummond and Hood to take this issue forward. A member of the public spoke to the speed issues in Fordham Road and proposed	

that a 20mph zone should be requested from the Clock Tower to the Snailwell Road Horse Crossing.

A proposal was made to bring forward item 18 and the following was agreed:

D/22/11/21.01 Resolved

That item 18 be brought forward.

D/22/11/22 Fordham Road

A proposal to introduce a 20mph zone on Fordham Road, which had support from the schools, together with a proposal to introduce weight-limiting for HGVs through the town centre were considered and the following was agreed:

D/22/11/22.01 Recommendation

That a request to introduce a 20mph zone on Fordham Road from the Clock Tower to the Snailwell Horse Crossing be submitted to SCC Highways. That the possibility of extending the 20mph zone to other parts of the Town be explored. That a weight-limiting zone also be applied to the 20mph in Fordham Road.

D/22/11/23 Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered

None noted.

D/22/11/24 Planning Applications

Week Commencing 31/10/2022 and 07/11/2022

D/22/11/24/1 DC/22/1913/VAR - Planning application - variation of condition two of DC/21/2135/FUL to enable use of revised plans to allow additional floor space for the roof extension with five dormer windows to second floor – Flat 2 Sun Lane Newmarket Suffolk.

D/22/11/24.01 Resolved

The Committee voiced no objections.

D/22/11/24/2 DC/22/1915/P3CMA - Prior Approval Application under Part 3 of the Town and Country Planning (General Permitted Development) Order 2015 - change of use from second floor offices (class E) to five dwellings (class C3) - Second Floor 96 High Street Newmarket Suffolk.

D/22/11/24.02 Resolved

The Committee objected on the grounds of overdevelopment of the site and on scale and layout; with the space being too small for 5 dwellings for human habitation.

D/22/11/24/3 DC/22/1894/FUL - Planning application - a. conversion of existing two properties to one dwelling; b. two storey rear extension; c. front porch; d. install windows; e. ancillary annexe - 1 Stanley Stud Cottages Snailwell Road Newmarket Suffolk.

D/22/11/24.03 Resolved

The Committee voiced no objections.

D/22/11/24/4 DC/22/1923/P3CMA - Prior Approval Application under Part 3 of the Town and Country Planning (General Permitted Development) Order 2015 - change of use commercial (class E) to seven dwellings (class C3) - Rutland Chambers 19 High Street Newmarket Suffolk.

D/22/11/24.04 Resolved

The Committee objected on the lack of daytime parking and an unreliable public transport service, in Newmarket; particularly regarding buses to Cambridge and Bury St Edmunds.

D/22/11/24/5 DC/22/1955/HH - Householder planning application - a. porch extension b. wrap around extension to the side and rear (following demolition of existing porch, garage and conservatory) - 67 Edinburgh Road Newmarket Suffolk.

D/22/11/24.05 Resolved

The Committee voiced no objections.

D/22/11/24/6 DC/22/1503/HAZ - Hazardous substances consent - storage of 40 tonnes of liquefied petroleum gas at six locations around the site - Rowley Mile Racecourse Newmarket Suffolk.

D/22/11/24.06 Resolved

The Committee voiced no objections subject to the approval of the relevant Health & Safety and Environmental Officers.

D/22/11/25 Amended and Deferred Planning Applications

None noted.

D/22/11/26 Planning Appeals

None noted.

D/22/11/27 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 or up to 41 new homes to include 13 affordable dwellings, accessible bungalows, over 55's bungalows and public open spaces with public footpaths/cycle ways – Site East of Clare Stables Stetchworth Road Dullingham Suffolk.

D/22/11/27.01 Recommendation

That the previous objections of the Committee be submitted to East Cambs District Council.

D/22/11/28 To Receive Results of Applications as Determined by West Suffolk and Plans Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 31/10/2022 and 07/11/2022

Applications	Description	Address	WS Decision	NTC Decision	
DC/22/1766/TCA	Trees in a conservation area notification - two Beech (indicated on plan) fell	Abington Place 44 Bury Road Newmarket Suffolk	Approved	Objected	
DC/22/15762/TCA	Trees in a conservation area notification - a. one Bay (T1 on plan) overall crown reduction by 4.5 metres b. one Walnut (T2 on plan) overall crown reduction by 2.5 metres	2 Meynell Gardens Newmarket Suffolk	Approved	No Objections	
DC/22/1555/TPO	TPO 013 (1991) tree preservation order - three Beech (T032, T033 and T035 on plan, within area A 4 on order) fell	Godolphin Stables Snailwell Road Newmarket Suffolk	Approved	Objected	
DC/22/1506/TPO	Crown reduce by up to 2 metres all round, to appropriate pruning points in line with B S3998:2010, pruning to side shoots at least 1/3rd diameter of stem to be cut, with no pruning wounds exceeding 75mm in diameter.	8 Heasman Close Newmarket Suffolk	Approved	No objections	
DC/22/1308/HH	Householder planning application - a. single storey rear extension b. installation of two roof lights	30 St Fabians Close Newmarket Suffolk	Approved	No objections	
DC/22/1787/TCA	Trees in a conservation area notification - one Horse Chestnut (T1 on plan) pollard to 4.5 metres above ground level; one Horse Chestnut (T2 on plan) and one Maple (T3 on plan) fell	Clarehaven Stable 57 Bury Road Newmarket Suffolk	Approved	Objected	
DC/22/1472/FUL	Planning application - use of dwelling for a mixed residential use and childminding	9 Cecil Lodge Close Falmouth Avenue Newmarket Suffolk	Approved	No objections	

It was noted that WSC no longer have a Tree Officer and there is no monitoring of replacement planting. An item will be added to the next agenda to address this issue.

D/22/11/29 Delegation Panel Decisions

None noted.

D/22/11/30 Sunnica

The WSC Cabinet's objection to the development was welcomed and noted. The dates and times for the Sunnica Hearing at the Memorial Hall from 6th to 9th December 2022 at various times were also noted.

D/22/11/31 Licensing

None noted.

D/22/11/32 Enforcement

This item was deferred to the next meeting.

D/22/11/33 Traffic

This item was discussed at item 22.

D/22/11/34 Barham Close

This item was discussed at item 21.

D/22/11/35 Correspondence

None noted.

D/22/11/36 Date of Next Meeting

Monday 5th December 2022 at the Memorial Hall.

Meeting closed at 6:56pm

Signed by the Chairman

Date Monday 21st November

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/22/11/21.01 Recommendation</u>	That a request to introduce a 20mph zone on Fordham Road from the Clock Tower to the Snailwell Horse Crossing be submitted to SCC Highways. That the possibility of extending the 20mph zone to other parts of the Town be explored. That a weight-limiting zone also be applied to the 20mph in Fordham Road.
<u>D/22/11/24.01 Resolved</u>	The Committee voiced no objections.
<u>D/22/11/24.02 Resolved</u>	The Committee objected on the grounds of overdevelopment of the site and on scale and layout; with the space being too small for 5 dwellings for human habitation.
<u>D/22/11/24.03 Resolved</u>	The Committee voiced no objections.
<u>D/22/11/24.04 Resolved</u>	The Committee objected on the lack of daytime parking and an unreliable public transport service in Newmarket; particularly regarding buses to Cambridge and Bury St Edmunds.
<u>D/22/11/24.05 Resolved</u>	The Committee voiced no objections.
<u>D/22/11/24.06 Resolved</u>	The Committee voiced no objections subject to the approval of the relevant Health & Safety and Environmental Officers.
<u>D/22/11/27.01 Recommendation</u>	That the previous objections of the Committee be submitted to East Cambs District Council.