



Newmarket

TOWN COUNCIL

Minutes of a Meeting of the Development & Planning Committee Held on Monday 17th April 2023 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, 1 Member of the Press and 2 Members of the Public.

Minute	Action by
D/23/04/16 <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 and that the meeting may be filmed or recorded.	
D/23/04/17 <u>Apologies</u> Apologies were received from Cllrs Berry, Clover and Ferries. Cllr Hall was absent.	
D/23/04/18 <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> None noted. There were no requests for dispensation.	
D/23/04/19 <u>To Confirm the Minutes of the Meeting Held on 3rd April 2023 and any Matters Arising</u> Members received the minutes of the Development & Planning Committee held on 3 rd April 2023 and the following amendment was made: All pages – the book numbers were changed to start from 1 for 2023-2024. Subject to the amendment being made, the following was agreed: <u>D/23/04/19/01 Resolved</u> That the minutes of the Development & Planning Committee held on 3rd April 2023 be adopted and signed as a true record by the Chairman of the Development & Planning Committee. There were no matters arising.	
D/23/04/20 <u>Public Open Session</u> A member of the public asked for an update on the work to reinstate the public footpath at Allied as they had now tarmacked it over. Town Clerk advised that she	

was looking into getting the original path put on the DMMO (Definitive Map Modification Order), however it was noted that SCC needed to update the DMMO. A request will then be made to WSC for them to make a PPO (Public Path Order) application. Cllr Drummond stated that there is a covenant on the land and that WSC has an obligation to reinstate the Right of Way. The Clerk will send in current evidence received from the public regarding historic use of the path.

The same member of the public raised the matter of the old Community Church in garage block 6 on Studlands: has there been a Change of Use?

A member of the public left the meeting

A member of the public reported that there were parking issues in Drinkwater Close due to a single dwelling being changed to 4 separate dwellings. He made a plea for future planning applications to have adequate parking and infrastructure. Town Clerk was asked to check if the property was being used as an Air B&B property.

The chairman made assurances that NTC works hard to include parking provision in planning applications as a priority.

D/23/04/21 Impact of Newmarket Neighbourhood Plan Policies on Applications Being Considered
Policy 14 - Trees.

D/23/04/22 Planning Applications
Week Commencing 27/03/2023, and 03/04/2023

D/23/04/22/1 DC/23/0470/FUL - Planning application - partial change of use of store rooms of existing library (use Class F1 (d)) to building society (use class E - commercial, business and service) - 24 The Guineas Shopping Centre, Newmarket Library The Rookery Newmarket Suffolk.

D/23/04/22.01 Resolved
The Committee voiced no objections.

D/23/04/22/2 DC/23/0505/HH - Householder planning application - single storey side and rear extensions (following demolition of existing conservatory) - 84 Drinkwater Close Newmarket Suffolk.

D/23/04/22.02 Resolved
The Committee voiced no objections.

D/23/04/22/3 DC/23/0561/TCA - Trees in a conservation area notification - one Eucalyptus (T1 on plan) overall crown reduction by up to 3.5 metres - 2 Rockingham Villas Church Lane Newmarket Suffolk.

D/23/04/22.03 Resolved
The Committee actively encourages responsible tree management and does not object to this application.

D/23/04/23 Amended and Deferred Planning Applications
None noted.

D/23/04/24 Planning Appeals

APP/F3545/W/22/32911269 - DC/21/2009/FUL – Demolition of existing shop unit, erection of new single storey shop unit with 6 residential flats on 2 storeys above along with external stairs and landings and cycle store - 2-3 Crown Walk, Newmarket.

It was noted that the Inspector had dismissed the appeal.

D/23/04/25 East Cambs Planning Applications

None noted.

D/23/04/26 To Receive Results of Applications as Determined by West Suffolk and Plans Withdrawn

West Suffolk Planning Determinations received during weeks commencing, 27/03/2023 and 03/04/2023

Applications	Description	Address	WS Decision	NTC Decision
DC/23/0288/TCA	Trees in conservation area notification - one larch, several box and laurel (G1 blue area on plan), one Pine, several box, holly and yew (G2 yellow area on plan), one Cherry (H1 - Red area) three Cherry (G3 - White area on plan) fell; Conifer Hedge (H3 -Orange area) Privet hedging (H4 - Green area on plan) and mixed hedge (H1 red area and H2 Purple area) remove	Mesnil Warren 40 Bury Road Newmarket Suffolk	Approved	No objection
DC/23/0168/HH	Householder planning application - single storey rear extension (following demolition of existing outbuilding)	Freshfields Newmarket Suffolk	Approved	No objection
DC/23/0442/DE1	Notification under Part 11 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 2015 - demolition of one open-sided agricultural barn	Hatchfield Farm Fordham Road Newmarket Suffolk	No action required	No objection
DC/23/0158/HH	Householder planning application - a. single storey side extension and replacement roof over existing garage b. two storey rear extension	Yarrowdale 16 King Edward VII Road Newmarket Suffolk	Approved	No objection
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	Approved	No objection
DC/23/0114/TPO	TPO 323 (1973) tree preservation order - six Lime (x on plan within G4 on order) pollard to previous pollard points	12 The Hamiltons Newmarket Suffolk	Approved	No objection
DC/22/2130/HH	Householder planning application - a. dropped kerb b. vehicular access	63 Exning Road Newmarket Suffolk	Approved	No objection

D/23/04/27 Delegation Panel Decisions

None noted.

D/23/04/28 Licensing

None noted.

D/23/04/29 Correspondence

None noted.

D/23/04/30 Date of Next Meeting

Tuesday 2nd May 2023 at the Memorial Hall.

Meeting closed at 7:40pm

Signed: By the Chairman

Date: Monday 17th April 2023

Summary of Resolutions/Recommendations

Resolution/Recommendation	Resolution/Recommendation Wording
<u>D/23/04/22.01 Resolved</u>	The Committee voiced no objections.
<u>D/23/04/22.02 Resolved</u>	The Committee voiced no objections.
<u>D/23/04/22.03 Resolved</u>	The Committee actively encourages responsible tree management and does not object to this application.