

**Membership as from May 25**

Councillor Berry  
Councillor Drummond  
Councillor Harvey (Vice)  
Councillor Hood (Chair)  
Councillor Hulbert  
Councillor Jarvis  
Councillor McHugh  
Councillor Nobbs  
Councillor Yarrow  
Members = 10  
Quorum = 3



**Newmarket**  
TOWN COUNCIL

**The Memorial Hall, High Street, Newmarket Suffolk CB8 8JP**

**TEL: 01638 667227**

You are hereby summoned to attend a meeting  
of the **Development and Planning Committee**  
to be held at

**Memorial Hall, High Street, Newmarket, CB8 8JP**

**Monday 3<sup>rd</sup> November 2025 at 6.15pm**

**A G E N D A**

The meeting is held in public and the public are encouraged to attend and participate. Just occasionally matters such as contractual or staffing matters do have to be held in the confidential part of the meeting.

Members of the public and press may not orally report or comment about a meeting as it takes place if present at a meeting of the Council, but otherwise may:

- a. film, photograph or make an audio recording of the meeting;
- b. use any other means for enabling persons not present to see or hear proceedings at a meeting as it takes place or later;
- c. Report or comment on the proceedings in writing, during or after a meeting or orally after the meeting.

The Council will where possible facilitate such recording unless it is being disruptive. It will also take steps to ensure that children, the vulnerable and members of the public who object to being filmed are protected without undermining the broader purpose of the meeting

- 1. Chair to read** fire safety notice and announce that proceedings may be filmed or recorded and ask if anyone present intends to record the meeting.
- 2. Apologies** - To receive and accept apologies for absence
- 3. Declaration of interests**
  - a) Councillors are invited to raise any declarations of interest concerning items on the agenda
  - b) To consider any requests for dispensation
- 4. Minutes of previous meeting held 20<sup>th</sup> October 2025**
  - a) To consider and adopt the minutes, as a true record of the proceedings
  - b) To consider any matters arising
- 5. Public participation** – an invitation to members of the public to make representations to Councillors.  
Resolutions can only be made on items on the agenda  
*Rules of public participation: no person may speak for longer than 3 minutes in total. The maximum time permitted for this item is 15 minutes. This is the only opportunity during the meeting for members of the public to address Councillors*
- 6. Planning applications** – West Suffolk Council
  - a) **DC/25/1573/HH** – Householder planning application – a. two storey side extension (following demolition of existing garage) b. addition of flue to rear roof elevation c. replace window with door on rear elevation – 9 Drinkwater Close, Newmarket
  - b) **DC/25/1628/TCA** – Trees in a conservation area notification – one Beech (T1 on plan) fell – Snailwell Road, Newmarket
  - c) **DC/25/1627/TPO** – TPO 13 (1991) tree preservation order – two beech (marked T2 and T3 on plan and within A4 on order) fell – Woodland End, Snailwell Road, Newmarket
  - d) **DC/25/1630/TCA** – Trees in a conservation area notification – one beech (marked T1 in plan) one elm (marked T2 on plan) fell – Hedge Line, Snailwell Road, Newmarket
  - e) **DC/25/1634/TCA** – Trees in a conservation area notification – one robinia (marked T1 on plan) reduce in height to leave at 4.5 metres above ground level, two sycamore (marked T2 and T3 on plan) overall crown reduction by two metres – Bedford Lodge Hotel, 11 Bury Road, Newmarket
  - f) **DC/25/1636/TPO** – TPO 026 (1958) tree preservation order – one beech (marked on plan and within A1 on order) fell – 18 Stirling Gardens, Newmarket
  - g) **DC/25/1638/TCA** – Trees in a conservation area notification – one London Plane (T1 on plan) reduce crown all round by 3 metres to previous pollard point to contain size of tree – Planting Beds Adj Clocktower Roundabout, High Street, Newmarket
  - h) **DC/25/1495/HH** – Householder Planning Application – provision of dropped kerb to gain access to garden for a driveway/ off road parking – 31 Exning Road, Newmarket
- 7. Planning applications** – Amended and Deferred Plans

8. **Planning Appeals** – to discuss any notified appeals and receive any appeal updates or results
  - a) **AP/25/0037/STAND** – Permission in Principle – one dwelling – Pernataen, Snailwell Road, Newmarket (DC/25/0552/PIP)
9. **Planning applications** – East Cambs
10. **Planning decisions and plans withdrawn** – West Suffolk Council, weeks commencing 13/10/25, 20/10/25
11. **Delegation Panel decisions** - To discuss any decisions by Delegation Panel
12. **Licensing** - To discuss any Licensing applications, including pavement licence applications
13. **Enforcement** – to discuss any enforcement issues
14. **Working Group Report for DP Committee** – to receive any reports from the NTC Working Groups that report directly to the Development and Planning Committee
  - a) **Neighbourhood Plan** – to agree a quote for the support and review of the draft plan
  - b) **Neighbourhood Plan** – to agree a quote for an Urban Designer to review the St Mary's Square policy
15. **Correspondence**
16. **Date of next meeting – 17<sup>th</sup> November 2025**

Signed: *CE Whitaker* Cathy Whitaker, Town Clerk

Date: 28<sup>th</sup> October 2025

**To: Chair & Members of D&P Committee, Other Council Members, Press & the Public**