

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 = 9
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

TUESDAY 5th May 2026 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. This is a public arena, therefore anything you say including your name if given, may be published by the press, social media and in Council committee minutes.

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 20th April 2026**
 - 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/26/0589/FUL** – Planning application – subdivide existing detached two storey dwelling into two self-contained residential units – 260 Hethersett Close, Newmarket
 - b) **DC/26/0582/TPO** – TPO 02 (1980) tree preservation order – one Maple (T01 on plan T40 On order) fell – Linden Lodge, Rowley Drive, Newmarket
 - c) **DC/26/0608/FUL** – Planning application – install two rapid electric vehicle charging stations and associated equipment within the car park of McDonalds – The Arches, Willie Snaith Road, Newmarket
 - d) **DC/26/0612/TPO** – TPO 04 (2012) tree preservation order – one Sycamore (T1 on plan, T26 on order) fell – 5 Mill Reef, Newmarket
 - e) **DC/26/0621/TCA** – Trees in a conservation area notification – one Sycamore (T1 on plan) fell – 20 The Maltings, Brewers Lane, Newmarket
 - f) **DC/26/0352/FUL** – Planning application – a. replacement signage to front and side elevations b. enlargement of window openings to front elevation to form glazed frontage c. existing sash windows to all elevations to be replaced with UPVC sash windows d. doors and windows to elevations replaced with black aluminium e. window openings to side elevations enlarged to ground level – 182 High Street, Newmarket
 - g) **DC/26/0646/TPO** – TPO 234(1972) tree preservation order – two beech, one elm and one hornbeam (marked on plan and within A13 on order) crown lift by one metre and overall reduction by 1.5 metres back to boundary – 14A Depot Road, Newmarket
- 7. Planning applications** – Amended and Deferred Plans
- 8. Planning Appeals** – to discuss any notified appeals and receive any appeal updates or results
- 9. Planning applications** – East Cambs

- a) **Amended - 26/00135/OUM** – The erection of up to 35 dwellings with associated landscaping, open space, vehicular access and parking provision. All matters reserved aside from access – Land North of Blackberry Lane, Soham

10. Planning decisions and plans withdrawn – West Suffolk Council, weeks commencing 13/04/26, 20/04/26

11. Delegation Panel decisions - To discuss any decisions by Delegation Panel

12. Licensing - To discuss any Licensing applications, including pavement licence applications

- a) **Pavement licence** – Sourdough Hub, 47 High Street, Newmarket

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

15. Correspondence

16. Date of next meeting –Monday 18th May 2026

Signed: *CE Whitaker*

Cathy Whitaker, Town Clerk

Date: 28th April 2026

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