

**MINUTES** of the **PLANNING & ENVIRONMENT COMMITTEE** meeting held at Felixstowe Town Hall on **Wednesday 10 August 2016** at **9.15am**

**PRESENT:** Cllr A Smith (Chairman) Cllr G Newman  
Jon Garfield (Vice-Chairman) Cllr D Savage  
Cllr S Bird Cllr S Wiles  
Cllr Jan Garfield

**OFFICERS:** Mrs R Jones (Estates Officer)  
Mrs S Morrison (Administrative Assistant)

**150. APOLOGIES FOR ABSENCE**

Apologies for absence were received from **Cllr S Gallant** and **Cllr K Williams**.

**151. DECLARATION OF INTEREST**

There were none

**152. REQUEST FOR DISPENSATION**

There were none.

**153. CONFIRMATION OF MINUTES**

It was **RESOLVED** that the Minutes of the Planning & Environment Committee Meetings held on 27 July 2016, 9.15am and 2pm be signed by the Chairman as a true record.

**154. PLANNING APPLICATIONS**

Committee considered the following planning applications received since the last meeting and **RESOLVED** to submit the following observations to Suffolk Coastal District Council:

<b>a</b>	<b>DC/16/2813/ADN   1no. Non- illuminated fascia sign 1no. Non illuminated double sided projecting sign   64 Hamilton Road</b>
<b>Committee recommended APPROVAL.</b>	
<b>b</b>	<b>DC/16/2974/FUL   Proposed two storey rear extension   135 Undercliff Road West</b>
<b>Committee recommended APPROVAL.</b>	

<b>c</b>	<b>DC/16/2913/FUL   Proposed extension and alterations   200 Ferry Road</b>
<b>Committee recommended APPROVAL.</b>	

  

<b>d</b>	<b>DC/16/2836/CLP   Proposed conversion of garage to annexe accommodation. 184 Grange Road</b>
<b>Committee resolved to make no comment.</b>	

  

<b>e</b>	<b>DC/16/3070/FUL   Construction of new porch to replace existing 6 Barons Close</b>
<b>Committee recommended APPROVAL.</b>	

**The meeting was adjourned at 10.15am to attend to other business.**

**The meeting resumed at 11.25am.**

<b>f</b>	<b>DC/16/3124/FUL   Use of land as Truck Service Centre (B2 use) complete with service building and parking   Land East Of Haven Exchange</b>
<p><b>The Committee considered the application in great depth given its status as a full application to be determined in line with Suffolk Coastal District Council's Local Plan and policy FPP12 of the AAP, but also considered the amenity and environmental issues which were dealt with in the pre-existing Outline Planning Permission C94/0770. In that context the Committee was not satisfied that this application as presented has dealt adequately, if at all, with the wide range of issues implicit in the issue of residential amenity as bullet point numbers 2 and 5 of FPP12 specify. These issues affect both nearby residential properties and also the adjacent caravan sites which could be detrimentally affected and form a major part of Felixstowe's Tourism offer which must not be prejudiced.</b></p> <p><b>a) Noise issues – we believe that any B2 use of this site should be required to comprehensively deal with potential noise nuisance, both to the adjacent caravan sites and the properties in Dovedale, Philip Avenue and Waterhead House. We note that neither bunding, potential acoustic fences or indeed the design and orientation of the proposed building attempt to address these issues.</b></p>	

- b) Highways - We are very concerned that due to the current unfinished state of the access road, noise emanating from HGVs, notably including unladen trailers, is likely to be unacceptable. Accordingly we would wish to see any application for this site to be required to include the completion of the access road to Highways adoptable standard.**
- c) In addition, we would wish to see any such B2 use of the site Including a condition limiting other potential B2 uses in respect of noise or amenity issues.**
- d) The Ecology and Flood Risk Assessment documents submitted with this application relate to a previous application for residential development on this land and are therefore not appropriate.**

**In view of the above, the Committee must recommend REFUSAL for this particular application as presented.**

#### **155. PLANNING DECISIONS**

**RESOLVED that the decisions received from Suffolk Coastal District Council since the date of the previous agenda and up until the date of the agenda for this meeting be noted.**

#### **156. CORRESPONDENCE**

- a) DC/16/2676/FUL - Zeeweg, Martello Lane, revised description of plans.**

Following Minute No. 128b on 27 July 2016, which requested clarification of the description and proposal of the scheme, the description was changed to: 'Proposed dormer window, box bay window and cladding'.

**On this basis, the Committee recommended APPROVAL.**

- b) East Anglia Three Limited -Other Environmental Information for the East Anglia Three Offshore Wind Farm**

**The Committee noted the consultation document and correspondence and on this occasion decided to make no comment.**

#### **157. CLOSURE**

The meeting was closed at 12.25pm. The date of the next meeting was noted as being Wednesday 24 August 2016, 9.15am at Felixstowe Town Hall.

---

Date: \_\_\_\_\_

Chairman: \_\_\_\_\_