



9 am to 4 pm Mondays to Fridays

## TO ALL MEMBERS OF THE PLANNING & ENVIRONMENT COMMITTEE

Cllr A Smith (Chairman)  
Cllr S Bird (Vice Chairman)  
Cllr N Barber  
Cllr S Gallant  
Cllr Jan Garfield

Cllr Jon Garfield  
Cllr G Newman  
Cllr D Savage  
Cllr S Wiles  
Cllr K Williams

You are hereby summoned to attend a meeting of the **PLANNING & ENVIRONMENT COMMITTEE** to be held at the **Town Hall, Felixstowe** on **Wednesday 25 April 2018** at **9.15 am** for the transaction of the following business:

### A G E N D A

**1. Public Question Time**

A maximum of 15 minutes will be set aside to enable members of the public to make representation or put questions to the Committee on any Planning & Environment matters. Members of the public wishing to comment on a particular planning application may be invited to do so, at the direction of the Chairman, immediately prior to consideration of the application.

**2. Apologies**

To receive any apologies for absence.

**3. Declarations of Interest**

Members and officers are invited to make any declarations of Disclosable Pecuniary or Local Non-Pecuniary Interests that they may have in relation to items on the Agenda and are also reminded to make any declarations at any stage during the meeting if it becomes apparent that this may be required when a particular item or issue is considered.

**4. Requests for Dispensation**

Councillors with a pecuniary interest in an item on this agenda, who wish to remain, speak and/or vote during consideration of that item, may apply for a dispensation in writing to the Town Clerk prior to the meeting. Applications may also be considered at the meeting itself should the nature of the interest become apparent to a Councillor at the time of the meeting.

**5. Confirmation of Minutes**

To confirm the Minutes of the Planning & Environment Committee meeting held on 11 April 2018 as a true record. **(Pages 4-6)**

**6. Planning Applications**

To consider the following planning, and other, applications received since the previous agenda:

- a) **DC/18/0580/FUL** | Construction of new public house, (use Class A4) and 24 new apartments.  
**Pharmacy at Central Surgery, 201 Hamilton Road**  
Applicant: J D Wetherspoon PLC [Link to Documents](#)
- b) **DC/18/1062/FUL** | Remove existing balcony to front and ground floor structure. New two storey and single storey extension to the front with new balcony areas to first floor. New pitched roof in place of existing flat roof to main house and garage, new mono-pitch roof to outbuildings to rear.  
**101 Cliff Road**  
Applicant: Mr & Mrs L Palmer [Link to Documents](#)
- c) **DC/18/1541/FUL** | Cladding to walls above plinth line, New doors and windows, Replacement roof covering of Tesla Glass Solar slates in slate finish, Porch extension.  
**Homeleigh, Marsh Lane**  
Applicant: Mr & Mrs N Avery [Link to Documents](#)
- d) **DC/18/1387/DEM** | Prior Notification Application - Demolition - National Grid proposes the dismantling of gasholders and associated redundant infrastructure.  
**Former Gasworks Site, Walton Avenue**  
Applicant: National Grid [Link to Documents](#)
- e) **DC/18/1528/AME | Non-Material Amendment on application**  
**DC/17/4435/FUL** - To remove flat roof to existing side projection and erect pitch hipped roof, and change window to rear elevation for double doors - Roof tiles originally described as 'Red Rosemary' but this should have been Ash Black. Will be utilising as many existing Ash Black tiles as possible, and supplementing remainder with Greystone tiles (photograph attached).  
**17A Beatrice Avenue**  
Applicant: Mr Craig Goode [Link to Documents](#)
- f) **DC/18/1415/FUL** | Dropped kerb and new access.  
**47 High Road East**  
Applicant: Mr & Mrs S Harrold [Link to Documents](#)
- g) **DC/18/1405/TPO** | To fell Holm Oak causing structural damage to property and paving, and interfering with highway traffic.  
**Holm Oak, 44A Brook Lane**  
Applicant: Mrs Bingham [Link to Documents](#)

**7. Appeals**

To note the following appeals:

- a) **DC/17/2050/FUL** | Erection of a 1 ½ storey Dwelling | **40 King Street**
- b) **DC/17/4325/OUT** | outline application for one dwelling on land to the side of the house | **3 Estuary Drive**
- c) **DC/17/3895/OUT** | Outline Application for one dwelling  
**Land To The Rear Of 114 High Road West**

**8. Planning Decisions**

To note the decisions received from Suffolk Coastal District Council since the date of the previous agenda and up until the date of this agenda. **(Page 7)**

**9. Correspondence**

To note any items of correspondence.

**10. Closure**

To close proceedings and confirm the date of the next meeting scheduled for Wednesday 9 May 2018 at 9.15am, Felixstowe Town Hall.



**Ash Tadjrishi**  
**Town Clerk**  
**18 April 2018**

For information (via email):            All Town Councillors  
   Local Press  
   Felixstowe Chamber of Trade & Commerce

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***Meetings of the Town Council and its Committees are open to the press and public who are welcome to attend***

## **AGENDA ITEM 5: CONFIRMATION OF MINUTES**

**MINUTES** of the **PLANNING & ENVIRONMENT COMMITTEE** meeting held at Felixstowe Town Hall on **Wednesday 11 April 2018** at **9.15am**.

**PRESENT:** Cllr A Smith (Chairman) (*to item 612g*) Cllr Jon Garfield  
Cllr S Bird (Vice Chairman) Cllr G Newman  
Cllr Jan Garfield Cllr D Savage

**OFFICERS:** Mr A Tadjrishi (Town Clerk)  
Mrs C A Page (Planning Administration Officer)

**IN ATTENDANCE:** Cllr M Deacon  
1 member of the public

### **607. PUBLIC QUESTION TIME**

There were none.

### **608. APOLOGIES FOR ABSENCE**

Apologies for absence were received from **Cllr N Barber**, **Cllr S Gallant**, **Cllr S Wiles** and **Cllr K Williams**.

Apologies in advance of having to leave the meeting early were received from **Cllr A Smith**.

### **609. DECLARATIONS OF INTEREST**

<b>Member(s)</b>	<b>Minute No.</b>	<b>Nature of Interest</b>
Cllr S Bird Cllr D Savage Cllr A Smith	All	Local Non-Pecuniary (as Members of Suffolk Coastal District Council)
Cllr S Bird Cllr G Newman	All	Local Non-Pecuniary (as Members of Suffolk County Council)

### **610. REQUEST FOR DISPENSATION**

There were none.

### **611. CONFIRMATION OF MINUTES**

It was **RESOLVED** that the Minutes of the Planning & Environment Committee Meeting held on 21 March 2018 be signed by the Chairman as a true record.

### **612. 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:

a	DC/18/1106/FUL   Construction of single storey Holiday let Barn. 4 Gulpher Cottages, Gulpher Road
Committee NOTED that this application had been withdrawn.	
b	DC/18/1107/FUL   Construction of a Holiday let Barn (B). 4 Gulpher Cottages, Gulpher Road
Committee recommended APPROVAL subject to it being conditioned for use as a holiday let only.	
c	DC/18/1267/FUL   Demolition of existing Auction House to create a new mixed use development comprising; 3 No ground floor commercial units and 9 No self-contained apartments at first and second floor levels. Site works includes under-croft parking and first floor courtyard landscaped terrace. Orwell Hall, Orwell Road
Committee recommended APPROVAL.	
d	DC/18/1224/FUL   Demolition of existing single storey dwelling and single storey annexe building. Construction of a single storey replacement dwelling together with associated external works. Emeralds, Brook Lane
Committee recommended APPROVAL.	
e	DC/18/1287/FUL   Proposed two storey rear extension, first floor side extension, front porch extension and alterations. 9 Nacton Road
Committee recommended APPROVAL. It was noted that whilst the proposals included no sleeping accommodation situated on the ground floor, as the property is within a flood zone this should be made a formal condition of any approval decision. It was also noted that the applicant had not submitted a flood risk assessment; and, at the time of consideration there had been no response received from the Environment Agency in respect of the flood risk at this location.	
f	DC/18/1262/FUL   Installation of new Timpson's Retail Unit. Morrison Supermarket Grange Farm Avenue
Committee recommended APPROVAL.	

The Chairman, Cllr A Smith left the meeting at 10.27am.

The Vice Chairman, Cllr S Bird took the Chair.

<b>g</b>	<b>DC/18/1217/VOC</b>   Variation of Conditions 1, 3, and 4 on application DC/16/3973/ARM - Approval of Reserved Matters on application DC/15/4221/OUT (erection of 1no dwelling) - new drawings submitted. <b>15 Cliff Road</b>
<b>Committee recommended APPROVAL.</b>	

<b>h</b>	<b>DC/18/1301/FUL</b>   Replacement of patio doors with french doors. <b>1 Cardinals Court, Queens Road</b>
<b>Committee recommended APPROVAL.</b>	

<b>i</b>	<b>DC/18/1124/TCA</b>   G1 3no. Sorbus - 30% crown reduction, crown lift to 2-3m. G2 2no. Prunus - reduce crown by 2-3m., thin crown by 10% G3 2no. Malus - 30% crown reduction, thin crown 5-10% G4 2no. Crataegus - reduce crown back off building and over garden. <b>St Johns Court, Princes Road</b>
<b>Committee had NO OBJECTIONS to the proposed works subject to the guidance of the District Council's Arboricultural Officer.</b>	

### 613. 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.

### 614. CORRESPONDENCE

The Town Clerk advised of the following correspondence:

#### **a) Walton Avenue Gasholder Site: Prior Notification Application**

Committee noted the correspondence from National Grid concerning the Prior Notification application regarding the dismantling of the gas holder at Walton Avenue.

### 615. CLOSURE

The meeting was closed at 10.55am. The date of the next meeting was noted as being Wednesday 25 April 2018, 9.15am at Felixstowe Town Hall.

## **AGENDA ITEM 8: PLANNING DECISIONS**

**Approved by SCDC (and recommended for Approval by this Committee):**

**DC/18/0760/FUL** | Rear and side extensions.  
**2 Looe Road**

**DC/18/1124/TCA** | G1 3no. Sorbus - 30% crown reduction, crown lift to 2-3m. G2 2no. Prunus - reduce crown by 2-3m., thin crown by 10% G3 2no. Malus - 30% crown reduction, thin crown 5-10% G4 2no. Crataegus - reduce crown back off building and over garden.  
**St Johns Court Princes Road**

**Refused (and recommended for Refusal by this Committee):**

None

**Approved (and recommended for Refusal by this Committee):**

None

**Refused (and recommended for Approval by this Committee):**

None

**Withdrawn**

**DC/18/1106/FUL** | Construction of single storey Holiday let Barn.  
**4 Gulpher Cottages Gulpher Road**