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9 am to 4 pm Mondays to Fridays



TOWN HALL  
FELIXSTOWE  
SUFFOLK  
IP11 2AG

## TO ALL MEMBERS OF THE PLANNING & ENVIRONMENT COMMITTEE

Cllr S Bird (Chairman)  
Cllr M Morris (Vice Chairman)  
Cllr N Barber  
Cllr S Bennett  
Cllr J Candy

Cllr A Folley  
Cllr C Franklin  
Cllr B Price  
Cllr S Wiles

You are hereby summoned to attend a meeting of the **PLANNING & ENVIRONMENT COMMITTEE** to be held at **TOWN HALL, FELIXSTOWE**, on **Wednesday 5 June 2024 at 9.30am**.

### Public Attendance

Meetings of the Town Council and its Committees are open to the press and public who are welcome to attend. Members of the public are invited to make representations or put questions to the Committee during the public session.

*There is a limit to the number of public attending in-person. If you wish to attend in person, please email [townclerk@felixstowe.gov.uk](mailto:townclerk@felixstowe.gov.uk) to confirm capacity.*

**Public are very welcome join via Zoom using the following link:**

<https://us02web.zoom.us/j/82892513980>

Our online meeting guidance can be found here: <https://felixstowe.gov.uk/wp-content/uploads/2022/02/Remote-Meeting-Guidelines.pdf>

Alternatively, you may join via the meeting ID 828 9251 3980 or over the telephone by calling 0131 460 1196.

*Council has a duty to pay due regard to preventing crime and disorder and to conserve biodiversity in its decision-making and Members are reminded to consider the Council's commitment to climate action.*



*The Council kindly asks that anyone planning to attend the meeting in-person to consider car-sharing or low-carbon modes of transport to the Town Hall.*

**Ash Tadjrishi**  
**Town Clerk**  
**29 May 2024**

## A G E N D A

### 1. **Public Question Time**

Up to 15 minutes is set aside to allow members of the public (up to three minutes each) to make representations or put questions to the Committee on any relevant matters.

*Members of the public wishing to comment on a specific planning application may be invited to do so, at the direction of the Chairman, immediately prior to consideration of the application.*

### 2. **Apologies for Absence**

To receive any apologies for absence.

### 3. **Declarations of Interest**

To receive any declarations of interest and to consider requests for dispensations from Members on matters in which they have a disclosable pecuniary interest, other registerable or non-registerable interest.

### 4. **Confirmation of Minutes**

To confirm the Minutes of the Planning & Environment Committee meeting held on 22 May 2024 as a true record. **(Pages 4-8)**

### 5. **Planning Applications**

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

- a) **DC/24/0400/VOC** | Variation of Condition No. 2 of DC/22/0361/VOC  
(Variation of Condition No.2 of DC/19/5049/FUL - Redevelopment of site to provide new clubhouse and new public facilities to include cafe, putting green, toilets and viewing platform, improved access, parking, 5 detached dwellings and associated landscaping, relocation of existing watch tower - existing clubhouse and pro-shop buildings to be demolished - Since planning consent was granted a full design team has been instructed and during the progression of the detailed design (including structural design), some design changes have been implemented to improve the buildability of the proposed dwellings and the clubhouse, include the aligning of structural elements. The clubhouse has now been amended to single storey, with a minimal increase in footprint and a reduction in floor level, whilst the essence of the design has been retained. Other minor fenestration/glazing revisions have also been proposed. - existing clubhouse and pro-shop buildings to be demolished –

#### **Felixstowe Ferry Golf Club Ferry Road**

Applicant: Mr B Tawell, Flx Ferry Gold Club

[Link to Documents](#)

- b) **DC/24/1820/FUL** | Garden building comprising home office, store and snug, front first floor extension to bedroom, render to house, alterations to front facade and rear extension.  
**12 Western Avenue**  
Applicant: Mr & Mrs Hogger [Link to Documents](#)
- c) **DC/24/1773/FUL** | **Rear extension**  
**The Postern Marcus Road**  
Applicant: Mr and Mrs Simons [Link to Documents](#)
- d) **DC/24/1396/FUL** | Replace the existing flat roof on the side first floor extension with a new pitched roof.  
**17 Fleetwood Avenue**  
Applicant: Mr and Mrs Grimes [Link to Documents](#)
- e) **DC/24/1786/FUL** | Rear extension  
**24 Berners Road**  
Applicant: Mr and Mrs Loxley [Link to Documents](#)
- f) **DC/24/1284/FUL** | To change current bedroom French doors. to allow top light to be opening. Doors will be wooden to match as closely as possible to current doors. all to install secondary glazing to three sash windows.  
**Flat 1 South Beach Mansion Bent Hill**  
Applicant: Mrs Casey [Link to Documents](#)
- g) **DC/24/1819/FUL** | Pitched garage roof replacement  
**9 Rushmeadow Way**  
Applicant: Mr and Mrs Alsop [Link to Documents](#)
- h) **DC/24/1828/TCA** | 1no. Oak (marked on plan) - Pollard to previous pruning points  
**Manor Court 9 The Courts**  
Applicant: Mr Howells [Link to Documents](#)
- i) **DC/24/1885/TCA** | 1no. Group of Cherry, Lime, Horse chestnut and Beech (G1 on plan) - Crown reduce the height and spread by 1.5 metres 1no. Group of Leyland cypress (H1 on plan) - Reduce in height by 1 -1.2 metres, trim the sides as hard as possible whilst retaining enough live growth to maintain their health and screening effect.  
**3 Barton Road**  
Applicant: Mr Brydon, Eastwood Tree Services Ltd [Link to Documents](#)

**6. Planning Decisions**

To note the decisions received from East Suffolk Council since the date of the previous agenda and up until the date of this agenda. **(Page 9)**

**7. Correspondence**

To note any items of correspondence.

**8. Closure**

To close proceedings and confirm the date of the next meeting as scheduled for Wednesday 19<sup>th</sup> June 2024 at 9.30am.



<b>A</b>	<p><b>DC/24/1365/VOC</b>   Variation of Condition No. 2 of DC/22/2082/FUL - Extensions, Alterations &amp; Remodelling - To reorient roof pitch to reduce impact on Ferrymans Haul and to allow for rooms in roof void with views to the West across the golf course. To change approved drawing numbers 2808.21.101 and 2808.21.102A to the drawings submitted within this application 1204-24/001B, 1204-24/002C and 1204-24/005</p> <p><b>Moonfleet The Ferry</b></p>
<b>Committee recommended APPROVAL</b>	

<b>B</b>	<p><b>DC/24/1699/VOC</b>   Variation of Condition No. 2 of Planning Permission DC/23/1389/FUL - Extensions and alterations to dwelling - To revert back to a two storey extension</p> <p><b>106 Garrison Lane</b></p>
<b>Committee recommended APPROVAL</b>	

<b>C</b>	<p><b>DC/23/2962/FUL</b>   Construction of a detached dwelling (revised scheme to that refused under DC/21/2214/FUL)</p> <p><b>193 Maidstone Road</b></p>
<p><b>Committee recommends REFUSAL, whilst we recognize the very minor modifications from the 2023 application Committee’s concerns remain. We support Suffolk County Council Highways concerns for safety and the ability of vehicles to turn adequately within the curtilage of the proposed new dwelling. Furthermore, we maintain our objection on the grounds of the unacceptable impact on the amenity of the properties in James Boden Close, we understand that the distance between the proposed dwelling and the properties in James Boden close is 9 metres. We therefore feel that this application is contrary to SCLP 5.7 para b and c.</b></p>	

<b>D</b>	<p><b>DC/24/1462/FUL</b>   Single storey side and rear extension, Internal Alterations. New Detached Garage. New Front boundary wall Render to front elevation Front bay window. Timber cladding to front door with new pitch roof over. Render to front elevation.</p> <p><b>68 Links Avenues</b></p>
<b>Committee recommended APPROVAL</b>	

<b>E</b>	<p><b>DC/24/1342/ADN</b>   Non Illuminated Advertisement - Amended design - in lieu of approved consent (ref:DC/23/0534/ADN). Consent for the display of advertising, with the erection of twelve non-illuminated billboards, at boundary of a retail site (currently occupied by a company trading as Homebase) that adjoins Felixstowe railway, sited opposite Felixstowe station platform.</p> <p><b>Homebase Great Eastern Square</b></p>
<b>Committee recommended APPROVAL</b>	

<b>F</b>	<p><b>DC/24/1417/FUL</b>   To relocate the existing fire escape stair from the rear elevation to the north elevation, creating an access door at first floor level. Single storey cavity wall extension to create an accessible shower room at ground floor level, incorporating a pitched slate roof continued in glass to form a covered seating area. Minor amendments to the primary entrance, creating a small lobby space at ground floor level, with direct access from the driveway.</p> <p><b>37 Leopold Road</b></p>
<b>Committee recommended APPROVAL</b>	

<b>G</b>	<p><b>DC/24/1441/FUL</b>   Rear extension designed to be in keeping with the original dwelling</p> <p><b>17 Dellwood Avenue</b></p>
<b>Committee recommended APPROVAL</b>	

<b>H</b>	<p><b>DC/24/1479/FUL</b>   Demolition of toilet and lobby to rear of premises. Erect rear extension to accommodate larger kitchen with toilet and lobby/utility.</p> <p><b>39 St Andrews Road</b></p>
<b>Committee recommended APPROVAL</b>	

<b>I</b>	<p><b>DC/24/1646/FUL</b>   Garden room/conservatory</p> <p><b>4 Leopold Road</b></p>
<b>Committee recommended APPROVAL</b>	

<b>J</b>	<p><b>DC/24/1496/FUL</b>   Construction of pavement crossing &amp; surfacing of front garden for parking space</p> <p><b>44 Tomline Road</b></p>
<b>Committee recommended APPROVAL</b>	

<b>K</b>	<b>DC/24/1603/FUL</b>   To replace current wooden windows with like for like white upvc windows <b>5 Quilter Road</b>
<b>Committee recommended APPROVAL We are content that the replacement windows will be like for like replicas however we note that the documents submitted by the applicant do not recognize that this property is in the conservation area.</b>	

<b>L</b>	<b>DC/24/1505/FUL</b>   To replace 15 sash windows from single glazing to double glazing on a 'like for like' basis at ground floor level. <b>Flat 1 Broadwater Court 9 Hamilton Gardens</b>
<b>Committee recommend APPROVAL</b>	

**25. PLANNING DECISIONS**

**RESOLVED** that the decisions on planning applications by East Suffolk Council notified to the Town Council since the previous meeting be noted.

**26. CORRESPONDENCE**

The following items were reported by the Deputy Town Clerk:

- i. **AP/24/0018/REFUSE - DC/24/0003/FUL - 7 Western Avenue.** The applicant is appealing to the Secretary of State.
- ii. **DC/21/2710/OUT – Land North of Conway Close & Swallow Close** – This is to notify the Committee that this application is to be discussed at the ESC South Felixstowe Planning Committee. This Committee recommended Refusal.
- iii. **Tree Preservation Order No.TPO/172/2024 - Land East Of Number 97 Colneis Road.** Committee fully support this TPO however we would request that unless there is a valid reason otherwise the TPO covers all 7 trees on the site and not just the 4.

**27. CLOSURE**

The meeting was closed at 11.17am It was noted that the next meeting was scheduled to take place on Wednesday 5 June 2024 at 9.30am.

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## **AGENDA ITEM 6: PLANNING DECISIONS**

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

<b>DC/24/1065/FUL   Rear/side extension with glazed link roof 7 Quilter Road</b>
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<b>DC/24/1175/FUL   Garage, utility and conservatory extensions 6 Lodge Farm Drive</b>
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<b>DC/24/0833/FUL   Change the old wooden windows to double glazed PVC windows. Flat 4 91 Ranelagh Road</b>
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**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