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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 3 July 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**  
**25 June 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 19 June 2024 as a true record. **(Pages 4-7)**

### 5. **Planning Applications**

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

- a) **DC/24/1710/FUL** | Conversion of the existing building to create 8 new residential units. Retention of commercial units at ground floor level. Rear extension at second floor level. Associated alterations including landscaping.  
**18 Hamilton Road**  
Applicant: Mr Adair Iveagh Properties Ltd [Link to Documents](#)
  
- b) **DC/24/2048/ARM** | Approval of Reserved Matters for Outline Planning Permission granted under DC/23/0539/VOC (Variation of Condition No. 11 of Hybrid Permission DC/21/0541/FUL) - Appearance, Landscaping, Layout & Scale of the redevelopment and extension of retained sports hall to provide an indoor bowls facility and cricket pitch with pavilion, parking, landscaping and associated works.  
**Former Felixstowe International College Garrison Lane Felixstowe Suffolk**  
Applicant: Mr Martin, Pulse Design and Build [Link to Documents](#)
  
- c) **DC/24/1925/FUL** | Changes to rear single storey extension roof and windows to rear elevation  
**6 Lansdowne Road**  
Applicant: Mr S Daniels [Link to Documents](#)

- d) **DC/24/1103/FUL** | Reconstruction and rebuilding of garden boundary wall  
**2 Coniston Close**

Applicant: Ms I Chrichton-Smith

[Link to Documents](#)

- e) **DC/24/2068/FUL** | Installation of a domestic air source heat pump (8kW)  
**33 Hintlesham Drive**

Applicant: Mr A Martinkevic

[Link to Documents](#)

- f) **DC/24/2035/TPO** | W1 of TPO No. 51 / 1964 1no. Pine (T1 on plan) - Fell  
**8 The Pines**

Applicant: Mr Ferri

[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 8)**

## 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 17<sup>th</sup> July 2024 at 9.30am.

**AGENDA ITEM 4: CONFIRMATION OF MINUTES**  
**MINUTES of a PLANNING & ENVIRONMENT COMMITTEE MEETING held at  
TOWN HALL, Felixstowe, on Wednesday 19 June 2024 at 9.30am**

**PRESENT:** Cllr S Bird (Chairman)  
Cllr M Morris (Vice Chairman)      Cllr C Franklin  
Cllr S Bennett      Cllr B Price  
Cllr A Folley      Cllr S Wiles (*to item #68E*)

**OFFICERS:** Mr A Tadjrishi (Town Clerk)  
Mrs S Morrison (Planning Administration Assistant)

**IN ATTENDANCE:** 1 member of the public (via Zoom)

**64. PUBLIC QUESTION TIME**

None.

**65. APOLOGIES FOR ABSENCE**

Apologies for absence were received from **Cllr N Barber** and **Cllr J Candy**.

**Cllr S Wiles** gave apologies in advance of needing to leave the meeting at 11am.

**66. DECLARATIONS OF INTEREST**

The following Other Registerable Interests, to which no matters on the agenda were directly related, were noted:

<b>Member(s)</b>	<b>Minute No.</b>	<b>Nature of Interest</b>
Cllr S Bennett Cllr A Folley	All	Other registerable interests (as Members of East Suffolk Council)
Cllr S Bennett Cllr S Bird Cllr S Wiles	All	Other registerable interests (as Members of Suffolk County Council)

**67. CONFIRMATION OF MINUTES**

**It was RESOLVED that the Minutes of the Planning & Environment Committee meeting held on 5 June 2024 be confirmed as a true record.**

**68. PLANNING APPLICATIONS**

**Committee considered the following planning applications received since the last meeting and RESOLVED to submit the following recommendations to East Suffolk Council:**

<b>A</b>	<b>DC/24/1872/P20AA</b>   Prior Notification under Schedule 2, Part 20, Class AA of the General Permitted Development Order in respect of proposed development comprising: Construction of two floors of flats (14no.) over the existing principal facades to Hamilton Road and York Road. <b>York House York Road</b>
<p><b>Committee OBJECTS to this proposal. Whilst we recognise the potential benefit of additional small residential units, we feel firstly that the visual appearance and detrimental affect on the street scene of this proposal is unacceptable. Additionally, we concur with Suffolk County Council Highways, in that the cycle storage provision does not meet the required standards. More importantly the lack of any car parking provision for these 14 units is unacceptable.</b></p>	
<b>B</b>	<b>DC/24/1914/FUL</b>   Youth support and training facility with multimedia music & digital arts centre. <b>Land Adjacent To Manning Amusement Park Micklegate Road</b>
<p><b>Committee recommended APPROVAL. However, we note that there is no disability access to the upper floor. Should this not be feasible, we would therefore ask that consideration is given to providing some studio facilities on the ground floor.</b></p>	
<b>C</b>	<b>DC/24/0823/FUL</b>   Redevelopment for 58 retirement living apartments including communal facilities, access, car parking and landscaping. <b>39 Mill Lane</b>
<p><b>Committee recommended REFUSAL. We note the additional four parking places provided in this revised application and we acknowledge the statement from the applicant that their 20 other sites have similar or less parking provision. However, we still feel that the provision of 25 spaces for resident and visitors is inadequate and falls significantly below the recommended level in the Suffolk County Council parking guidance 2023.</b></p>	
<b>D</b>	<b>DC/24/1895/FUL</b>   Replacement of existing timber single glazed bay window to the front elevation with new double glazed timber bay window to match existing size. <b>52 Hamilton Road</b>

Committee recommended **APPROVAL**.

At this point, 11am, Cllr S Wiles left the meeting.

<b>E</b>	<b>DC/24/1913/FUL</b>   Garage and workshop 15 Bath Road
<b>Committee recommended REFUSAL. We recognise that, not only is this application in the Conservation Area, but the host property is also a particularly architecturally outstanding building in a prominent position on Bath Road. We feel that this proposed garage extension in terms of its size and utilitarian appearance will be detrimental to the host property and the street scene. We therefore feel that this application is contrary to Section 72 of the Conservation and Listed Building Act (1990) and SCLP 11.5 paras. a), b) and c).</b>	

<b>F</b>	<b>DC/24/2059/TCA</b>   3no. Elm (T1, T2 and T3 on plan) - Fell 2no. Sycamore (T4 and T5 on plan) - Fell Cotman House Garfield Road
<b>Committee OBJECTED to the proposed felling of these five trees. We note the comment from the applicant that these trees are blocking views but it is not alleged that they are diseased, dangerous or causing damage to the building. We therefore feel that they should be appropriately managed rather than felled and request that East Suffolk Council's Arboricultural Officer consider this.</b>	

<b>G</b>	<b>DC/24/1927/TCA</b>   3no. Leylandii (shown in photograph) - Fell The Cottage Martello Lane
<b>Committee had NO OBJECTION to the work proposed subject to the guidance of the East Suffolk Council's Arboricultural Officer.</b>	

## 69. PLANNING DECISIONS

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

## 70. CORRESPONDENCE

The following items were reported by the Town Clerk:

- i. DC/24/1196/FUL - Marenia, Felixstowe.**  
Noted that this was considered by the ESC Referral Panel and would be delegated to the planning officer to determine.
- ii. Healthy Environments Supplementary Planning Document**

Noted that this SPD had been adopted by East Suffolk Council.

**iii. Planning Forum for Town and Parish Councils on 25<sup>th</sup> July, East Suffolk House, Melton.**

Noted that the Planning Administration Officer would attend this event and the Clerk would circulate the invitation should any Member also wish to attend.

**iv. Deben Estuary Partnership Consultation**

Members were invited to respond to the questionnaire individually.

**71. CLOSURE**

The meeting was closed at 11.26am. It was noted that the next meeting was scheduled to take place on Wednesday 3 July 2024 at 9.30am.

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

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

**DC/24/1230/VOC** | Variation of Conditions 4 and 5 of DC/16/2778/OUT to delay the construction of the new Candlet Road junction and roundabout from 100 dwelling occupations to 150 dwelling occupations. This is in order to avoid road closures during the summer season and instead ensure those works can be during a period of lower traffic. Condition 4 to be amended to state: Prior to the occupation of the 100th dwelling, the approved High Street roundabout shall be laid out and constructed in its entirety in accordance with approved details under application DC/21/4183/DRC. Prior to the occupation of the 150th dwelling, the approved Candlet Road roundabout junction shall be laid out and constructed in its entirety in accordance with approved details under application DC/24/0059/DRC. And Condition 5 amended to: The new roundabout junction with Candlet Road shall be laid out and completed in all respects in accordance with the approved design and made available for use prior to the occupation of the 150th dwelling.

**Land North Of Walton High Street**

**DC/23/3477/RG3** | Resurfacing and extension of existing car park

**Land Adjacent The Ferry Boat Inn The Ferry**

**DC/24/1505/FUL** | To replace 15 sash windows from single glazing to double glazing on a 'like for like' basis at ground floor level.

**Flat 1 Broadwater Court 9 Hamilton Gardens**

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

**DC/24/1141/FUL** | Construction of detached single-storey dwelling and formation of new vehicular access onto Gleneagles Close

**Land East Of Number 97 Colneis Road**

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

**DC/24/1196/FUL** | Erection of replacement dwelling

**Marenia The Ferry**

### **Refused (and recommended for Approval by this Committee): None**