

**MINUTES of a PLANNING & ENVIRONMENT COMMITTEE MEETING held at
TOWN HALL, Felixstowe, on Wednesday 5 August 2026 at 9.30am**

PRESENT: Cllr S Bird (Chair) Cllr A Folley
Cllr C Franklin (Vice-Chair) Cllr T Gale
Cllr D Aitchison Cllr B Price
Cllr S Bennett Cllr S Wiles

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

IN ATTENDANCE: 1 member of the public.

119. PUBLIC QUESTION TIME

None.

120. APOLOGIES FOR ABSENCE

Apologies for absence were received from **Cllr J Candy**.

121. DECLARATIONS OF INTEREST

The following interests were noted. Where a specific item on the agenda was directly related to any Members' declared interest, their participation was restricted in accordance with the Code of Conduct:

Member(s)	Minute No.	Nature of Interest
Cllr S Bennett Cllr J Candy Cllr A Folley	All	Other Registerable Interest (as Member of East Suffolk Council)
Cllr T Gale	All	Other Registerable Interest (as Member of Suffolk County Council)

Members were advised that, should any matters arise in the meeting that directly relate to any of their interests, they should make appropriate declarations at that time.

122. CONFIRMATION OF MINUTES

It was RESOLVED that the Minutes of the Planning & Environment Committee meeting held on 22 July 2026 be confirmed as a true record.

123. PLANNING APPLICATIONS

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

A	DC/25/3196/FUL Demolition of an existing dwelling and construction of a three-storey building containing 5 x 2-bedroom flats (Use Class C3). Riby House 9 Riby Road
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Committee recommended APPROVAL We welcome provision of cycle storage. We would however ask that two conditions are added to any approval. Firstly, that the applicant submit a landscape planting plan which will meet the requirement for a 10% BNG. Secondly, we ask that a written construction management plan, to be agreed, which would minimise any potential traffic issues for neighbouring properties during the construction period

B	DC/26/1113/VOC Application to vary condition 9a (approved plans) of DC/24/0773/VOC (amended scheme to that approved under DC/21/0541/FUL) in relation to the design and layout of the roofs of the apartments and dwellings (to reduce the extent of solar PV and green roof provision). Variation of all conditions relating to the Outline consent of DC/24/0773/VOC and condition 1 (approved plans), condition 2 (cricket building materials), condition 4 (green roofs) and condition 9 (operation hours) of the Reserved Matters consent DC/24/2048/ARM to amend the approved plans and drainage strategy (by substituting the green roof of the cricket pavilion for alternative drainage strategies) and amend the operation hours (to allow for operation of the cricket club between 09:00hrs to 23:00hrs inclusive). Former Deben High School Garrison Lane
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Committee recommended APPROVAL.

C	DC/26/2625/TCA - 1no. Lime (T1 on plan) - Overall crown reduction by 30% Silvermere Martello Lane
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Committee had NO OBJECTION to the work proposed subject to the guidance of the East Suffolk Council's Arboricultural Officer.

D	DC/26/2612/TCA 4no. Lime (marked on plan) – Fell 33A And 35A Quilter Road
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Committee OBJECTS to the proposed felling of these trees. We believe that these trees play a significant part of the amenity of the Conservation Area. We understand that these four trees have been successfully pollarded in 2018 and 2023 and we believe that appropriate tree management should be carried out rather than felling.

124. PLANNING DECISIONS

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

125. CORRESPONDENCE

a) Proposed Permanent Parking Order – Undercliff Road East & Surrounding Roads

The Clerk reported on the proposed permanent Traffic Regulation Order (TRO) for Undercliff Road East and surrounding roads, noting that the draft permanent order largely replicates the existing experimental measures, subject to the following adjustments made in response to public feedback and ongoing operational monitoring:

- Maybush Lane: Implementation of additional 'No Waiting at Any Time' (double yellow line) restrictions to resolve driveway access issues for local residents.
- Fludyers Arms Area: Provision of an additional 33 metres of motor car parking bays on the north side of Undercliff Road East.
- Brook Lane Junction (South Side): Conversion of the former motorcycle parking bay into motor car parking bays.
- Undercliff Road East (North Side): A minor reduction in the length of the 'No Waiting at Any Time' restriction near Brook Lane.

Members noted that any formal representations or objections must be submitted in writing to Suffolk County Council by 19 August 2026.

Following discussion, it was RESOLVED that:

- i. **the proposed permanent Traffic Regulation Order be welcomed and supported in principle;**
- ii. **clarification be sought from Suffolk County Council regarding Blue Badge parking provisions for motorhomes; and**
- iii. **Suffolk County Council be requested to confirm 'No Waiting at Any Time' (double yellow line) restrictions to protect dropped kerbs along the Promenade.**

126. CLOSURE

The meeting was closed at 10.52m. It was noted that the next meeting was scheduled to take place on Wednesday 26 August 2026 at 9.30am.

Date: _____

Chairman: _____