

KESGRAVE TOWN COUNCIL

Planning and Development Committee Minutes Minutes of the Meeting of the Planning and Development Committee held on the 9th April 2018

Councillors Present:

K Archer (*Vice Chair of the Committee*)
A Athwall
N Beecroft-Smith
G Hamilton (*Not Present and No Apologies Given*)
C Marsh
P Mills (*Chair of the Committee*)
R Patten (*Apologies*)

In Attendance:

- Mrs S Clements – Town Clerk
 - Representative from Artisan Planning and Property Services – (Sinks Pitt)
 - No Members of the Public
1. **Welcome and Apologies for Absence** – The Chairman welcomed those present at the Meeting. Apologies for absence were received from Councillor Patten. Councillor Hamilton was not present and did not attend his apology for absence.
 2. **Declaration of Interests** – There were no declarations of interest.
 3. **Minutes of the Last Meeting held on the 26th March 2018** – These Minutes were received, considered and approved by the Committee, following the vote. (Copy in Minute Book).
 4. **Clerks Report/Update/Matters Arising** – There were no matters.
 5. **Members of the Public** – There were no members of the public.
 6. **Proposed Development at Sinks Pitt** – The Meeting received a short presentation from Artisan Planning and Property Services. It was noted that there are public footpaths evident on the site. It was also noted that the site is quite low in relation to the flood level. With regard to light pollution, the agent advised that the LPA (Local Planning Authority) has not raised this as an issue at this stage. The number of HGV vehicle movements was discussed in relation to the A1214 Main Road. The operation hours of the business will remain the same as they are now. Fencing at the site was also queried.
 7. **Copy Letters of Objection/In Support/Observations**
 - The Committee received and noted the copy mailing from a member of the public (the original which was sent to the Secretary of State), relating to the rescheduled Public Inquiry at Long Stroops, Land off of Bell Lane – 300 proposed new homes, under Minute Numbered 10 below.

- The Committee is also aware of this Town Council's representations to the LPA relating to 16 Roy Close where work commenced prior to planning consent being approved.
8. **Schedule of Applications/Proposals** – The Committee considered and made its formal comments/recommendations to the Local Planning Authority - (LPA). (Copy in Minute Book).
 9. **Schedule of Planning Decisions** – The Committee noted the updates. (Copy in Minute Book).
 10. **Possible Referral to Planning Committee of the LPA (Local Planning Authority) as opposed to Officer Delegated or The Planning Inspectorate** – The Committee noted the following:
 - DC/18/0408/LBC – Kesgrave Hall, Hall Road - Extension to existing building to form larger dining area for restaurant, new openings in existing building and insertion of new windows in adjacent ancillary building - At its Planning and Development Committee Meeting on the 12th March 2018 the Town Council recommended Refusal. The Committee considered that the proposed extension to the existing building to form a larger dining area for the restaurant, together with the new openings in the existing building and insertion of new windows in the ancillary building should be refused. This is on the grounds' that it is likely to have an adverse impact on the visual amenity and character of the area and would appear to be not in keeping with the area. Clearly the Conservation Officer at the LPA would need to ensure that the Grade II* Listed Building is protected and enhanced. This building forms an important part of our local heritage in Kesgrave and the surrounding area and the proposed project should not have any adverse effect on the continued protection and preservation of Kesgrave Hall. Further, the Committee consider that the proposed flat roof extension, its style and materials are not sympathetic with the fabric of the existing listed building.
 11. **Rescheduled Public Inquiry - Long Strops – Land off of Bell Lane – 300 Proposed new Houses** –There were no new updates.
 12. **Grainger Plc – Long Strops – Land off Bell Lane – 1300 Proposed new Houses** – The Committee noted that there were no new updates.
 13. **Kesgrave Neighbourhood Plan Steering Group/Sub-Committee** – The Committee noted that the next Meeting is on Wednesday, 11th April 2018 at 6.15pm at the Town Council Offices. The second part of the Consultants Report will be considered together with agreement on the presentation of this Steering Group at the Kesgrave Annual Town Meeting on Monday, 16th April 2018 at 7.15pm at the Millennium Jubilee Hall. Councillor Archer asked if the Neighbourhood Plan Steering Group could also commence discussions about having a stall at the Town Council's Fun Day on Saturday 9th June 2018 in order to engage with local people and to promote and update residents on the emerging Kesgrave Neighbourhood Plan.
 14. **2,000 New Houses at Adastral Park Development, Martlesham Heath (CEG Planning Application)** – The Committee noted that there were no new updates.
 15. **Transport and Pedestrian Matters, including Air Quality** – The Committee noted that there were no new updates.

16. Suffolk Coast and Heaths Area of Outstanding Natural Beauty Boundary Review Consultation – The Committee received, considered and noted this consultation. (Deadline 23rd April 2018. (Details Attached)).

17. Chairman/Clerk Other/Urgent Communications – No matters were raised.

18. Date of Next Meeting – The next Planning and Development Committee Meeting will be held on Monday, 23rd April 2018 at 6.15pm.

19. Agenda Items for Next Meeting – No items were requested.

There being no other business, the Meeting closed at 6.45pm.

Signed: Chairman..... **Date**.....

DRAFT