

PLANS COMMITTEE MEETING HELD ON WEDNESDAY 26th JUNE 2013

Present: Councillors Smith (Chairman) in part, Bird, Jan Garfield, Jon Garfield, Savage, Sennington, Webb and Williams.

81. APOLOGIES

Apologies for absence were received from Councillor Deacon and noted on behalf of Councillor Stokell.

82. DECLARATIONS OF INTEREST

Councillors Bird, Jan Garfield, Savage, Sennington, Smith and Williams declared a Local Non Pecuniary Interest as Members of Suffolk Coastal District Council.

Councillor Williams declared a Disclosable Pecuniary Interest in relation to C13/1097 Old Pilot Hut, Felixstowe Ferry as the spouse of an employee of Trinity House.

83. MINUTES OF 12th JUNE 2013

The minutes of the meeting held on 12th June, 2013 previously circulated to Members were approved as a true record by those Members present and the Chairman was authorised to sign them.

84. SUFFOLK COASTAL DISTRICT COUNCIL PLANNING SERVICE

The Chairman updated the Committee on Suffolk Coastal District Council's current rollout of a new IT system for planning services named IDox. This would become operational at the District Council over the next couple of weeks. The detailed impact of this on the Town Council was as yet unknown. The Technical Adviser reported recurring problems with the dispatch and receipt of plans which created difficulties for Town Council Officers in preparing appropriately for the Town Council's Plans Committee.

85. SCHEDULE FROM PERIOD ENDING 13th JUNE 2013

C13/1069 – Erection of first floor extension to rear of property over existing annexe at **White Lodge, Marcus Road, Felixstowe.**

Recommend refusal. The Town Council's view is that the length and height of the proposed extension would prove injurious to the property to the North (Little Jarrah) in terms of bulk, mass and loss of sunlight to the detriment of the amenity of that property. Therefore the Town Council believes this is contrary to policies DM23 residential amenity and DM21 design aesthetics.

C13/0789 – Removal of the existing single store side part of the dwelling and replace with larger single storey side extension incorporating new lounge area, utility, cloaks & pantry at **37 Langer Road, Felixstowe.**

Recommend approval subject to neighbour consultation.

C13/1008 – Installation of 4 no. air conditioning units to rear external wall at **46 Hamilton Road, Felixstowe.**

Recommend approval.

C13/1030 – Proposed conservatory to front elevation at **30 Beach Road West, Felixstowe**

The Town Council recommends approval for this application. The Town Council has carefully considered the proposed conservatory in the context of the Conservation Area, including the fact that it is constructed of UPVC, and the design is such that it is acceptable.

86. SCHEDULE FROM PERIOD ENDING 20th JUNE 2013

C13/1118 – Erection of 3-bay garage/cart lodge at **The Gables, Ferry Road, Felixstowe.**

Recommend approval.

C13/0736 – Change grassed area into hard standing for vehicles at **Yetton Ward House, Cricket Hill Road, Felixstowe.**

Recommend refusal as presented due to the lack of grassed area and shrubbery which represents a significant “green lung” for this constricted urban space, however the Town Council’s view is that a compromise solution could be achieved by retaining the grassed area and shrubbery adjacent to the building but effectively widening the existing parking space.

C13/1006 – Installation of a new Bank of Ireland ATM through the glazing to the far left on the main entrance when viewed from the outside at **1 Wolsey Gardens, Felixstowe.**

C13/1007 – Installation of a new Bank of Ireland ATM through the glazing to the far left of the main entrance when viewed from the outside. The ATM’s have a small amount of advertising on them. The ‘Free Cash Withdrawals’ text to the top of the ATM is illuminated at **1 Wolsey Gardens, Felixstowe.**

The Town Council has no objection in principle to the provision of an ATM however the Town Council notes that the Design and Access Statement is deficient in that it is not referenced to the Conservation Area and in respect of two concerns:

- a. the red surround to the ATM is unnecessarily large, garish and out of keeping with the Conservation Area; and
- b. the Town Council notes with concern that the application claims the space provided and signposted for exclusive use of Post Office deliveries is referenced as a parking space. This is an acknowledged ongoing issue in its own right at this location.

C13/1097 – Erection of Trinity House Pilot & Harbour Masters office together with operational working area (existing to be demolished) at **Old Pilot Hut, The Ferry, Felixstowe.**

Councillor Williams left the room during discussion of this item.

Councillor Smith left the meeting at this point and in the absence of the Vice Chairman Councillor Webb took the Chair.

Recommend approval. The Town Council welcomes improvements to this vital service in the estuary, and acknowledges the comprehensive information included with the application.

C13/1134 – Siting of two static mobile caravans to provide contract workers/holiday accommodation (additional to the four approved until C11/2201) at **Dooley Inn, Ferry Lane, Felixstowe.**

Recommend approval subject to Condition 3 of the Decision Notices of Planning application C11/2201 which states as follows:

“The caravans hereby approved shall be used for holiday letting and contract workers accommodation and for no other purpose (including any other purpose in Class C3 of the Schedule to the Town and Country Planning (Use Classes) Order 1987). The duration of occupation by any one person, or persons, of any of the approved units shall not exceed a period of 56 days in total in any one calendar year, unless the Local Planning Authority agrees in writing to any variation.

The Owners/operators of the units hereby permitted shall maintain an up-to-date Register of any lettings, which shall include the names and addresses of all those persons occupying the units during each individual letting. The said Register shall be made available at all reasonable times to the Local Planning Authority.”

**87. PLANNING APPLICATION C13/0485
PROPOSAL: ERECTION OF A FOODSTORE (CLASS A1) WITH ASSOCIATION
PETROL FILING STATION, CAR PARKING, SERVICING AND ACCESS
LOCATION: HAVEN EXCHANGE, FELIXSTOWE**

Members considered additional information received from Suffolk Coastal District Council regarding a number of proposed changes to the application at Haven Exchange relating to a slight reorientation of the placing of the main building, the repositioning of parking places, the reduction of the size of the sprinkler tank, an amendment to the percentage of comparison goods from 40% to 35% and a more detailed explanation of the proposals for surface water site drainage including reference to SuDs. Recommend approval with one vote against and one abstention.

**88. PLANNING APPLICATION C13/0967
PROPOSAL: OUTLINE PLANNING APPLICATION FOR DEVELOPMENT OF
OUTDOOR/INDOOR RIFLE RANGES WITH ASSOCIATED INFRASTRUCTURE
LOCATION: PART LAND NORTH OF RAILWAY LINE, NICHOLAS ROAD,
TRIMLEY ST MARY**

The Technical Adviser reported that documents had been received in relation to the proposed relocation of the Rifle Club. Members had previously raised concerns about this during the Plans Committee at which the applications relating to Walton Green had been considered. Satisfactory arrangements for the proposed relocation of the Rifle Club were included as a factor in the recommendation for refusal on Walton Green which had been forwarded to the District Council. Members recognised that the application site was technically outside the boundary of Felixstowe Town Council's remit, however in light of the above, Members wished to acquaint themselves with the proposed arrangements for the club's relocation for information, recognising that no recommendation would be sent to Suffolk Coastal District Council. The Technical Adviser outlined the facts of the application referring to documents Landscape and Visual Impact Assessment, Acoustic Consultants Report, Phase 2 Ecological Surveys, Great Crested Newt Survey, Planning Statement, Flood Risk Assessment and Drainage Statement, Transport Statement and Design and Access Statement and submitted drawings relating to the above.

89. SUFFOLK COASTAL DISTRICT COUNCIL PLANNING DECISIONS

Members noted the Suffolk Coastal District Council Planning Decisions concerning Felixstowe for the period 24.05.13 to 04.06.13. Copies of these decisions are available from the Town Council offices.

**90. SUFFOLK COASTAL CORE STRATEGY AND DEVELOPMENT MANAGEMENT
POLICIES DEVELOPMENT PLAN DOCUMENT**

Members noted correspondence from the Head of Planning and Coastal Management, Suffolk Coastal & Waveney District Councils concerning the Suffolk Coastal Core Strategy and Development Management Policies Development Plan Document in which the Town Council was advised that an extraordinary meeting of the District Council would meet on Friday 5th July 2013 to consider its formal adoption.

91. SUFFOLK ASSOCIATION OF LOCAL COUNCILS – COMMUNITY INFRASTRUCTURE LEVY GUIDANCE

Members noted correspondence from the Suffolk Association of Local Councils concerning the Community Infrastructure Levy.

92. AIR QUALITY IN SUFFOLK COASTAL – HAVE YOUR SAY

Members noted correspondence from the Environmental Protection Officer, Suffolk Coastal District Council concerning a new air quality report. The area at the Dooley In, Ferry Lane, Felixstowe remained a concern and an action plan had been implemented to address remedial action.

93. S.211 (TCA) TREE WORK NOTIFICATION NOTICE OF INTENT TO CARRY OUT TREE WORK WITHIN A CONSERVATION AREA IN ACCORDANCE WITH SECTION 211 OF THE TOWN AND COUNTRY PLANNING ACT 1990 AND THE TOWN AND COUNTRY PLANNING (TREE PRESERVATION) (ENGLAND) REGULATIONS 2012 LOCATION: 1 UNDERCLIFF ROAD WEST, FELIXSTOWE

Members noted correspondence from the Head of Planning Services, Suffolk Coastal District Council informing Felixstowe Town Council of the decision to grant the following work at the above location:

To fell 1 no Weeping Willow and 1 no Eucalyptus and replace with native species semi-mature tree stock.

94. S.198 (TPO) TREE WORK APPLICATION INITIAL CONSULTATION APPLICATION TO CARRY OUT WORK TO A TREE (S) PROTECTED BY A TREE PRESERVATION ORDER IN ACCORDANCE WITH SECTION 198 OF THE TOWN AND COUNTRY PLANNING ACT 1990 AND THE TOWN AND COUNTRY PLANNING (TREE PRESERVATION) (ENGLAND) REGULATIONS 2012 LOCATION: 20 BUREGATE ROAD, FELIXSTOWE

Members noted correspondence from the Head of Planning Services, Suffolk Coastal District Council informing Felixstowe Town Council of a tree works initial consultation relating to the above location concerning work to be carried out on:

To crown reduce Beech tree by 30% to reduce excess shading.

95. S.211 (TCA) TREE WORK INITIAL CONSULTATION NOTICE OF INTENT TO CARRY OUT TREE WORK WITHIN A CONSERVATION AREA IN ACCORDANCE WITH SECTION 211 OF THE TOWN AND COUNTRY PLANNING ACT 1990 AND THE TOWN AND COUNTRY PLANNING (TREE PRESERVATION) (ENGLAND) REGULATIONS 2012 LOCATION: THE BEECHES, MARTELLO LANE, FELIXSTOWE

Members noted correspondence from the Head of Planning Services, Suffolk Coastal District Council informing Felixstowe Town Council of a tree works initial consultation relating to the above location concerning work to be carried out on:

To fell 3 no. Sycamore on safety grounds.

96. **HIGHWAYS ACT 1980**
SUFFOLK COUNTY COUNCIL (PARISHES OF TRIMLEY ST MARY AND TRIMLEY ST MARTIN) FOOTPATH CREATION ORDER 2013
SUFFOLK COUNTY COUNCIL(PARISH OF TRIMLEY ST MARY FP33 AND PARISH OF TRIMLEY ST MARTIN FPs 35, 36AND 41) FOOTPATH EXTINGUSHMENT ORDER 2013

Members noted correspondence from the Senior Legal Officer, Suffolk County Council concerning a footpath creation order and a footpath extinguishment order in the parishes of Trimley St Mary and Trimley St Martin in order to resolve an anomaly and correct a drafting error.