

# Haverhill Town Council



**HAVERHILL**  
TOWN COUNCIL

## Minutes of a Meeting of Haverhill Town Council's

### PLANNING COMMITTEE MEETING

Held on Tuesday 12<sup>th</sup> December 2017 at 7.00pm at Haverhill Arts Centre,  
Haverhill, Suffolk, CB9 8AR

- Present:** Councillor P Hanlon (Chairman)  
Councillor J Crooks  
Councillor B Robbins  
Councillor L Smith
- Apologies:** Councillor B McLatchy (Vice Chairman)  
Councillor I McLatchy  
Councillor A Williams
- Absent:** None
- In Attendance:** Councillor J Burns  
David Mosely, Persimmon Homes  
Stuart McAdam, Persimmon Homes  
Vicky Phillips, Assistant Town Clerk

2 member of the public were present.

#### **Welcome:**

Councillor P Hanlon welcomed everyone to the meeting and advised members of the public attending that the meeting was being recorded.

#### **ACTION**

**P17 Apologies for Absence**

/199 The above apology was noted.

**P17 Declarations of Interest and requests for Dispensation**

/200	Cllr P Hanlon	Pecuniary Interest	P17 /206 - DC/17/2241/FUL as a paid invigilator for the Trust.
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**P17 Minutes of the Previous Meeting**

/201 Minutes of Meeting held 27<sup>th</sup> November 2017 were signed as a true record.

**P17 Matters arising from the Previous Minutes**

/202 Cllr J Burns - P17/196 — Councillor Burns reported that he was attending a meeting with Planning Officers on 13<sup>th</sup> December regarding the issues he has raised at Haverhill Retail Park (see attached appendix ii)

**P17 David Mosely, Persimmon Homes**

/203 David Mosely introduced himself and Stuart McAdam, who will be taking over from David and heading up the North West Development project from the new Persimmon offices in Suffolk.

DM gave a brief presentation on the background to the Hybrid permission for 1,150 homes at land NW Haverhill and outlined to members the Financial Bond, transfer of land to Suffolk County Council and the S.278 agreement. DM also confirmed that Persimmon now owned the whole site. DM explained to members that Persimmon have submitted an application for a variation to Condition A2, which would allow technical specification of the road to be agreed with the council in three tranches, therefore enabling Persimmon to get on site before 27<sup>th</sup> March 2018. The amendment would not alter any previously agreed requirements and facilitates delivery without undermining timescales or safeguards.

**Noted**

**P17 /204 Public Forum on planning matters other than applications before the committee**

No members of the public wished to speak on other matters.

**P17 /205 Planning Applications determined by the Clerk and Chair under Delegated Powers (List A attached)**

Applications determined under delegated powers, are shown in list A attached to the minutes, see Appendix (i)

**P17 /206 Planning Applications currently before St. Edmundsbury Borough Council and received by publication of agenda (List B attached)**

Applications determined by the Committee are shown on List B attached to the Minutes, see Appendix (i)

*Councillor Pat Hanlon left the room for item 4 - DC/17/2241/FUL, Cllr L Smith Chaired the meeting.*

**P17 /207 Matters to Report**

Cllr Burns reported that an application for Variation of Condition 8 had been submitted for Haverhill Research Park. Clerk to contact Borough Planning Officer to request an extension to the expiry date to allow the Town Council to comment.

Clerk to bring to their attention that, as a neighbouring consultee, the application should have been sent to the Town Council.

Cllr Burns advised the committee that building work at Coupals School, Chalkstone Way, was still on-going. Due to this work, staff and parents were using the highway to park their vehicles. On occasions, there had been vehicles parked illegally on zig-zag lines by the crossing, causing concerns for the safety of children and parents having to cross the road. Clerk to contact Suffolk County Council to ask when work would be finished and to highlight safety concerns.

Cllr J Burns advised the committee that he had requested revised transport plans from three schools.

**P17 /197 Date of next Meeting**

The next meeting of the Planning Committee will be held on Tuesday 9<sup>th</sup> January 2018 at Haverhill Arts Centre.

**P17 /198 Closure**

The meeting was closed at 8.15pm.

VP

VP

Signed .....  
**Chairman**

Date.....

## Appendix (i)

### List A – Approved by Chairman and Clerk under delegated powers

		PLAN NO.	PROPOSAL	LOCATION	TOWN COUNCIL DECISION

### List B – Considered at the Committee Meeting

		PLAN NO.	PROPOSAL	LOCATION	TOWN COUNCIL DECISION
22.11.17 Expires 13.12.17	<b>1</b>	DC/17/2471/HH	Two storey side extension  Mr Matthew Slater	1 Aspen Close	NO OBJECTION
23.11.17 Expires 14.12.17	<b>2</b>	DC/17/1848/FUL	Construction of 2no. flats with single storey link to existing shop (following demolition of rear single storey extension) as amended by drawing no's RH104_QS_P100 01 and RH104_QS_P201 01 received 22 <sup>nd</sup> November 2017  Mr Chris Read, Radford Homes	24 Queen Street	The Town Council are pleased to see that the applicant has amended the scheme and approve of the re-design as a whole. However, would agree with Public Health & Housing's comment to ensure that the floor areas of the bedroom and kitchen/dining/living accommodation in Flat 2 meet at least the minimum recommended standards.
24.11.17 Expires 15.12.17	<b>3</b>	DC/17/2464/HH	First floor side extension.  Mr SP Reed	5 Bailey Close	NO OBJECTION
27.11.17 Expires 18.12.17	<b>4</b>	DC/17/2241/FUL	2no. Modula buildings each to contain 4no. classrooms and 2no. office spaces  Gordon Bird, Samuel Ward Academy	Samuel Ward Academy, Chalkstone Way	NO OBJECTION to Modula buildings, however, the Town Council would advise consideration to a revised transport plan due to increased numbers in pupils.

## Appendix (ii) - P17/202

Issues raised by Cllr J Burns on what has been provided at Lidl site, differing from the planning permission and conditions relating to the site.

- There is a Lidl sign on west side of entrance. This is at such a height as to block the view to the west by high vehicles such as 4x4, vans, etc. This I believe is contrary to Highways requirement that no obstruction over 0.6m shall be erected. This is not on the approved plan.
- I believe this was supposed to be the trolley park. This does not exist and is in fact parking spaces.
- Motorcycle spaces do not exist.
- None of the parking spaces are delineated by anything other than a slightly darker paving brick. The lines between spaces cannot be determined especially when wet or dark.
- Two of the Mother/Child spaces have been replaced by a trolley area/waste bin delineated by metal bollards.
- This path indicated on plan does not exist. Instead a pedestrian walkway has been painted behind the parking spaces, making it extremely dangerous by expecting pedestrians to walk behind vehicles.
- Spaces indicated on plan opposite Lidl store do not exist, they have been replaced by a trolley bay.
- Actual number of parking spaces on Lidl side of the car park, differ from indicated on plan.
- Also the entrance into/out of the site has no change of speed limit indications nor any means to slow vehicles down such a speed humps.

Residents complaining about:

- a) Inability to leave the site in a reasonable timeframe due to amount of east/west traffic along Ehringshausen Way.
- b) Lack of the Pelican crossing across Ehringshausen Way (SCC now say "may" be installed mid-2018) which would potentially stop traffic at intervals.
- c) Pedestrians trying to walk across the entrance unable to do so as there is no pedestrian walkway and cars ignore them.
- d) Internal pedestrian crossings not being followed by drivers.