

# Haverhill Town Council

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

### PLANNING WORKING PARTY

Held remotely on Tuesday 5<sup>th</sup> April 2022 at 7.15pm



**Haverhill**  
TOWN COUNCIL

**Present:** Councillor P Hanlon (Chairman)  
Councillor A Brown (Vice Chairman)  
Councillor B Davidson  
Councillor A Luccarini  
Councillor E McManus  
Councillor D Smith  
Councillor L Smith  
Councillor A Stinchcombe

**Apologies:** None

**In Attendance:** Colin Poole, Town Clerk  
Councillor J Burns (7.20pm)  
Councillor P Fox (7.21pm)  
Hannah Parry, Project Manager, Havebury  
Andrew Collett, Architect, Ingleton Wood

There were no members of the public present.

#### **Welcome:**

Councillor P Hanlon welcomed everyone to the meeting and advised that the meeting was being recorded. **To note that this Working Party has no delegated authority and may only make recommendations to Full Council. Urgent actions may be taken under delegated authority given to the Clerk and Chair.**

#### **P22 Apologies for Absence**

**/044** There were no apologies given, all present

#### **P22 Declarations of Interest and requests for Dispensation**

**/045** None

#### **P22 Minutes of the Meetings held 21<sup>st</sup> March 2022**

**/046** Councillor D Smith proposed, Councillor T Brown seconded that the minutes of the meeting held 21<sup>st</sup> March 2022 were approved as a true record by show of hands.  
All in favour.

**RESOLVED**

#### **P22 Matters Arising from the Minutes**

**/047** None.

#### **P22 Havebury Housing, Proposals for Paske Avenue**

**/048** Notes attached appendix (ii)

- P22 /049 Request for Street Names for Redrow Development**  
 Councillor Burns has submitted some ideas to Redrow already, WWII casualties, non-UK nationals that are buried in the Cemetery plus some other VETs. Hawthorn South and Parkland North West have names already. Councillor Brown suggested Cloth and silk industry theme, or Railway links i.e. stops on Stour Valley and Colne Valley line. Several councillors agreed that names linked to London due to the expansion of the town in the 60's. Councillor Davidson suggested a theme for names of towns. Councillor DS suggested links to parks. Further ideas to be submitted to the Clerk to forward.
- P22 /050 Public Forum on planning matters other than applications before the committee**  
 No members of public present
- P22 /051 Planning Applications determined by the Clerk and Chair under Delegated Powers (List A attached)**  
 Applications determined by the Clerk and Chair are shown on List A attached to the Minutes, see Appendix (i)
- P22 /052 Planning Applications currently before West Suffolk District 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)
- P22 /053 Matters to Report**  
 None
- P22 /054 Date of next Meeting**  
 The next meeting of the Planning Working Party will be held 11<sup>th</sup> April 2022, this is an additional meeting which has been arranged to discuss DC/20/0614/RM Persimmon, NW Development.  
 The next meeting of the Planning Working Party will be 19<sup>th</sup> April 2022
- P22 /055 Closure**  
 The meeting was closed at 8.52pm

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 Working Party**

		PLAN NO.	PROPOSAL	LOCATION	TOWN COUNCIL DECISION
21.03.22 Expires 11.04.22	1	DC/22/0403/FUL	a. change of use from retail shop (class E) to café and bar (class E and Sui Generis) b. extended opening hours to be 0900 – midnight Sunday – Thursday and 0900 – 0130 Friday and Saturday  Mr Andrei Neculaita, Stellar Bar & Coffee House Ltd	56 High Street	
<p><b>NEUTRAL</b> Town Council welcomes and supports the idea of this type of business in the town, which would be a great addition to the nighttime economy, however, the Town Council raise the following concerns:</p> <p><b>Noise and Disturbance</b> Opening hours need to be reduced to mitigate for noise nuisance. Consideration should be given to existing residents living above the unit as there is a lack of insulation and suitable windows to lessen nuisance from noise.</p> <p><b>Lack of accessibility</b> There is no provision for wheelchair access. There is no provision for wheelchair users in case of fire, the fire escape is via the rear of building accessed by a flight of stairs</p> <p><b>Lack of accessible toilets</b> <b>Welfare area for staff</b></p>					

		<b>PLAN NO.</b>	<b>PROPOSAL</b>	<b>LOCATION</b>	<b>TOWN COUNCIL DECISION</b>
21.03.22 Expires 11.04.22	<b>2</b>	DC/22/0484/ADV	One internally illuminated fascia sign  Mr Andrei Neculaita, Stellar Bar & Coffee House	56 High Street	NEUTRAL, this is a retrospective application

## **Havebury Housing, Paske Avenue Development**

### **Andrew Collett**

AC shared a plan of the Paske Avenue development with the committee, he explained that the proposal has been through pre-app. The site contains 4 x 2 bed 4 person houses with a focal unit at the end of Paske Avenue with 3 x 2 bed terrace houses next to 24 Paske Avenue.

The bus depot will be screened off and will be a sympathetic design style to fit in with current street scene. Units will be two storey, with no overlooking onto the bus depot, units will look down Paske Avenue. Any windows will be bathroom or landing, no habitable rooms.

Adequate private amenity space. Each property 2 parking spaces plus visitor space. Improved access and turning head.

2 bed units, limit first floor windows facing North (Orchard Close), the level change and distance will not be detrimental to properties at Orchard Close. Established trees retained and there will be additional trees and planting for the site.

The designs of units will be red brick to fit in with current street scene. Units will have Photovoltaic panels for sustainability and future proofing and will be made as sustainable as possible to meet the Future Homes 2025 standards part L. They will be heated by Air Source heat pumps and bolstered by Photovoltaic panels. Units will be highly insulated so the amount of electricity used will be minimal making running costs low, heading towards net 0.

Unit at the end of Paske Avenue, traditional form with some Flemish bond and snapped headers to give interest and 'fake' aesthetic chimneys.

Councillor JB – Concern for existing residents at the loss of garages, Councillor TB agrees, with JB, but pleased with heat efficiency and requested some projections and figures for annual bills and running costs.

Councillor AL – Concerns on 2<sup>nd</sup> floor windows on houses for residents on Orchard Close would like to see obscure glass. Also has concerns on visitor parking and parking for existing residents.

Councillor LS – are they social housing or commercial. HP – Rented, not shared ownership.