

Haverhill Town Council

Minutes of a Meeting of Haverhill Town Council's

PLANNING COMMITTEE

Held remotely on Monday 15th January at 7.00pm



Haverhill
Town Council

Present: Councillor P Hanlon (Chairman)
Councillor A Brown (Vice Chairman)
Councillor R André
Councillor A Luccarini
Councillor M Martin
Councillor D Smith

Apologies: Councillor Q Cox
Councillor J Burns

In Attendance: Colin Poole, Clerk
Vicky Phillips, Deputy Clerk

There were 2 members of the public present.

Welcome:

Councillor P Hanlon welcomed everyone to the meeting and advised that the meeting was being recorded.

P24 Apologies for Absence

/001 The above apologies were noted.

P24 Declarations of Interest and requests for Dispensation

/002 Councillors P Hanlon, T Brown, A Luccarini and D Smith declared a Registrable Interest in List B, items 7,8 and 9 being West Suffolk Councillors. A dispensation was granted on the basis that the meeting would be inquorate otherwise.

Councillor T Brown declared a Non Registerable Interest in List B, item 4, as he works for the applicant and would leave the meeting for that item.

Proposed Councillor Martin, seconded Councillor André.

P24 Minutes of the Meeting held 18th December 2023

/003 Councillor T Brown proposed and Councillor R André seconded that the minutes of the meeting held 18th December 2023, were approved as a true record by show of hands.

RESOLVED

P24 Matters Arising from the Minutes

/004 None.

P24 To note appeal Notification for DC/23/1140/HH – 1 Langham Way

/005 Noted.

P24 /006 For members of the public to speak on Planning Matters other than applications before the Committee

None.

P24 /007 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) – None

P24 /008 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)

A discussion took place on item 4. The applicant was present and participated in the discussion around room sizes and parking.

P24 /009 Matters to Report

None.

P24 /010 Date of next Meeting

The next meeting of the Planning Committee will be held 30th January 2024

P24 /011 Closure

The meeting was closed at 7.49pm

Signed
Chairman

Date.....

Appendix (i)

		PLAN NO.	PROPOSAL	LOCATION	TOWN COUNCIL DECISION

List B – To be considered at the Committee Meeting

		PLAN NO.	PROPOSAL	LOCATION	TOWN COUNCIL DECISION
18.12.23 Expires 11.01.24	1	DC/23/1927/RM	a. submission of details under DC/15/2151/OUT for means of landscaping, layout and scale (formalisation of changes to the approved house plots and amendment to approved apartment units following the amendments to Building Regulations); b. partial discharge of conditions 6 (waste and recycling), 8 (soft landscaping) and 28 (parking) of DC/15/2151/OUT c/o Agent, Redrow Homes Limited	Land NE Haverhill, Wilsey Road, Little Wrating	Whilst the council do not object to this application, members were disappointed that recommended minimum room standards were not met in some properties. Councillor Brown proposed, Councillor Martin seconded. All in favour
13.12.23 Expires 06.01.24	2	DC/23/1988/FUL	a. seven units B2/B8 general industrial/storage and distribution units following demolition of existing offices and structures b. improvements to existing vehicular accesses. Mr A Wright, The Wright Buy Holdings Ltd	2 Piperell Way	SUPPORT Councillor Brown proposed, Councillor Luccarini seconded. All in favour
18.12.23 Expires 11.01.24	3	DC/23/1998/FUL	One commercial building with associated pallet storage area (class E(g) (iii)) Mr Nicky Gyoury, PR Pallets Ltd	Warehouse, land off Stour Valley Road	OBJECT Councillor André proposed and Councillor Luccarini seconded. All in favour
The Town Council has serious concerns about this application, with the huge number of pallets being stored on the site this would be a substantial fire hazard. The risk of fire must be mitigated and a fire risk assessment carried out.					

		PLAN NO.	PROPOSAL	LOCATION	TOWN COUNCIL DECISION
19.12.23 Expires 12.01.23	4	DC/23/2052/P3CMA	Prior Approval Application under Part 3 of the Town and Country Planning (General Permitted Development) Order 2015 – from Use (Class E) commercial, business and service to Use (Class C3) dwelling houses. To create two dwelling houses. Mr Stephen Brown, Silverwood Buildings	4 Station Road	NEUTRAL – members were disappointed that recommended minimum room standards were not met. Proposed Councillor Smith, seconded Councillor Martin. All in favour
19.12.23 Expires 12.01.24	5	DC/23/2034/HH	Dropped kerb and hardstanding to form off-road parking Mr Tim Chipps	109 Withersfield Road	OBJECT Proposed Councillor André, seconded Councillor Smith All in favour
<p>The Town Council raised the following concerns which echoed those outlined in Suffolk County Council Highways letter dated 15th January 2024;</p> <ul style="list-style-type: none"> access to the site, pedestrian safety and visibility splays. <p>Members also were concerned about the need for parallel parking and the proximity of the dropped kerb to the existing streetlight.</p> <ul style="list-style-type: none"> There is no wall or barrier in front of the property, causing a fall hazard due to the height of the drop. The width of the dropped kerb is larger than the permitted maximum width 					
20.12.23 Expires 13.01.24	6	DC/23/1881/TPO	TPO 490 (2009) Tree Preservation Order – One Oak (T1 on plan, T1 on Order) – Pollard to eight metres above ground level Mr Neil Franklin	The Laurels, Wrattling Road	NEUTRAL Proposed Councillor Smith, seconded Councillor André. All in favour
22.12.23 Expires 15.01.24	7	DC/23/2040/FUL	Change of use from Class E (c) (i) (professional services) to class F.1(a) for provision of education to part of the ground floor and part of the second floor Louise Carroll, University and Professional Development Centre	30-38 High Street	The Town Council SUPPORT this application, which is an excellent addition to the Town Centre. Proposed Councillor Luccarini, seconded Councillor Martin All in favour

28.12.23 Expires 19.01.24	8	DC/23/2062/TPO	TPO 440 (2006) Tree Preservation Order – One Oak (095L on plan and T1 on Order) – Crown raise to 2.5 metres above ground level Matt Vernon, West Suffolk Council	Land adjacent to 4 Spartan Close	NEUTRAL Proposed Councillor Brown, seconded Councillor Martin All in favour
29.12.23 Expires 20.01.24	9	DC/23/2084/TPO	TPO 192 (1993) Tree Preservation Order – as per tree work schedule Matt Vernon, West Suffolk Council	Street Record, Atterton Road	NEUTRAL Proposed Councillor André, seconded Councillor Brown All in favour
21.12.23 Expires 11.01.24	10	DC/23/1390/FUL	RE-CONSULTATION Warehouse and covered storage building, following demolition of buildings and infill of bund AOC Haverhill	16 Piperell Way	SUPPORT Proposed Councillor Smith, seconded Councillor Luccarini All in favour
03.01.24 Expires 24.01.24	11	DC/23/1978/HH	Single storey side and rear extensions Mr Florin Serban	7 Old Rope Walk	NEUTRAL Proposed Councillor Luccarini, seconded Councillor André All in favour