



SOUTHWOLD TOWN COUNCIL

Minutes of Planning Committee Meeting held on **Tuesday 17th February 2026 at 6pm.**

Present; Cllrs; Flunder, Gladwell, Goldsmith (6.10pm), Hurr, Redington and Temple (Chair). Also present the Town Clerk.

1. Apologies:

To receive and approve apologies for absence. There were no apologies for absence.

2. Declarations of interest:

- a. To receive any declarations of Disclosable Pecuniary Interest regarding the agenda. Cllr Flunder, re 13 Station Road.
- b. To receive any declarations of Other Registerable Interests regarding the agenda. Nil
- c. To receive any declarations of Non-Registerable Interest. Nil.
- d. To receive any request for dispensations regarding the agenda. Nil.
- e. To receive details of any lobbying to members. Nil.

3. To approve the Minutes of the meetings held on Tuesday 13th January 2026 and Tuesday 27th January 2026. Approved by all.

4. To receive comments from the public on matters on the agenda.

Nil.

5. Planning Matters:

a. To determine the Town Council response to the following applications: *See below for details of applications.*

17 Market Place – An appeal has been lodged against the original application. A new application has been submitted as below.

DC/26/0244/FUL & DC/26/0037/LBC – 17 Market Place

Members acknowledged the amendments made to the proposed design. However, the continued absence of any on-site parking provision remained a concern.

Response to state that this omission is contrary to the Suffolk Guidance for Parking (2019), which sets out minimum parking standards for new residential development. Under this guidance, residential properties are expected to provide allocated parking spaces appropriate to the size and type of dwelling, unless clear and justified exceptions are demonstrated. Furthermore, the proposal conflicts with the Southwold Neighbourhood Plan (2019–2036), specifically:

- Policy SWD10 – Parking, which requires new development to provide adequate off-street parking in accordance with the Suffolk Parking Guidance, and

- Policy SWD1 – Design, which emphasises that development must not exacerbate existing parking pressures within the town.

The proposal therefore does not meet the standards expected for new residential development in Southwold. It needs to also be noted that the Southwold N Plan requires a principal residence cause for any new residential build.

Retrospective

DC/25/4114/ADN – Car Park, Station Road

Members had no objection to this application.

DC/25/4987/FUL – 13 Victoria Street

Members had no objection to this application.

DC/25/4795/ADN & DC/26/0427/LBC – 94 High Street

Members had no objection to these applications.

b. ESC Decisions

DC/25/3717/FUL – 5 Pinkneys Lane - See list.

c. Applications to ESC Committee. Await next ESC Committee details.

d. Any Planning Inspectorate Appeals Lodged. Appeal – 17 Market Place as mentioned above.

e. Any licence applications/decisions to consider. Nil.

f. Any consultations to consider. Nil.

g. ESC Enforcement action updates: 21 Church Street is now as per approved Variation of Condition.
ENF/26/0038/LIST - 23 Park Lane – Officer going to look at the works taking place.

6. Date of next Planning and Development Committee Meeting

Tuesday 3rd March 2026 at 6pm.

Signed

Dated