

SOUTHWOLD TOWN COUNCIL

Minutes of the Planning and Development Committee held on Friday 1st May 2020 at 3pm via Zoom.

PRESENT: Councillor
“ D Beavan
“ I Bradbury
“ S Flunder
“ J Jeans – Chairman
“ M Ladd
“ W Windell

Also, present: The Town Clerk and 2 members of the public.

BUSINESS

1. **Apologies:** There were no apologies for absence.
2. **Declarations of interest:**
 - a) *To receive any declarations of Personal Interest regarding the agenda.*
Nil.
 - b) *To receive any declarations of Pecuniary Interest regarding the agenda.*
Nil.
 - c) *To receive any request for dispensations regarding the agenda.*
Nil.
 - d) *To receive details of any lobbying to members.*
3. **To receive and approve Minutes of meeting held on Tuesday 24th March 2020.**
On the proposal of Cllr Windell seconded by Cllr Ladd it was **RESOLVED** by all to approve the Minutes of the meeting held on Tuesday 17th April 2020.
4. **To receive comments from Southwold electors on matters on the agenda** (each elector will be allowed a maximum of 3 minutes – to a total maximum of 10 minutes).
There were no comments from members of the public.
Session closed to public.
5. **Planning Matters:**
 - (a) **To determine the Town Council response to the following applications:**
 - (i) *DC/20/1305/FUL – Replacement of two front elevation doors. Erection of timber log store. Installation of boundary timber close boarded fencing and gates to provide secure garden for pet dog. Installation of two timber close boarded side gates to provide secure garden for pet dog, 74 Pier Avenue. There were no adverse comments on this application.*
 - (ii) *DC/20/1492/FUL – Alterations and improvements including installation of photovoltaic array on roof hidden behind parapets, Grey Tiles, Cumberland Road. Members noted that this is a small site. The roof line is being altered into a flat roof but the change to the build appears significant. The changes will alter the character of this area. Concerns were expressed about the height of the build and the dominating effect this would have on those surrounding the property and the greater visual impact this will cause as the property is on a corner plot. It would*

appear that the flat roof will create inside ceiling height of some 12ft – this to be verified. Garage parking is also lost.

Members considered that the overall effect of the build would be too dominating and overbearing. On the basis of the above the present consideration would be to recommend refusal to ESC. However it was agreed that before sending in such a response discussion would be held with the planning officer to ask if amendments could be made to the height to alleviate some of the concerns.

- (iii) *DC/20/1948/FUL – Demolition of garage and construction of a new dwelling, 18 Chester Road.* The existing garage serves number 18 Chester Road. The new build would be a 3-bed property and would cause the loss of the garage and onsite parking for number 18.

The design of the new build is very modern and creates 1 parking space for the new property. The design is not in keeping with the rest of the properties in the immediate vicinity and the rhythm of the properties is not continued.

After discussion it was agreed to recommend that the application be refused on the basis of the above.

- (iv) *DC/20/1506/LBC Listed Building Consent - Proposed change of use for the top two floors of current retail premises to convert them into a two bedroom, two storey flat, 66 High Street.* This is a Grade II Listed Building. The application will create a French door in place of the ghost door. There were no adverse comments on this application.

(b) Any ESC decisions and matters considered by referral panel? It was noted that the extension for a property at Pier Avenue had been agreed - contrary to the response of the Town Council.

(c) Any Planning Inspectorate Appeals Lodged? Nil.

(d) Other planning matters

26 Park Lane – there appears to be building taking place outside the scope of the planning application. Discussion to be held with architect to verify the situation.

It was noted that the Neighbourhood Plan is being finalised and the policies contained within it should assist the Planning Committee.

It was noted that ESC are not carrying out site visits for enforcement issues.

6. **Urgent Business:** to act upon any matter of a planning urgency, within the meaning of the Standing Orders, which may be brought to the attention of the Committee with the consent of the Chairman previously obtained.

7. **Date of next Planning and Development Committee Meeting:**
To be confirmed.