

SOUTHWOLD TOWN COUNCIL

Minutes of the Planning and Development Committee held in the Council Chamber. at the Town Hall, Southwold on Tuesday 5th October 2021 at 6.30pm.

PRESENT:	Councillor
	“ J Jeans - Chairman
	“ S Flunder
	“ J Sutton
	“ R Temple
	“ W Windell

Also, present: 3 members of the public and Cllr Jordan taking Minutes.

BUSINESS

1. **Apologies:** To receive apologies for absence. Apologies were received from Cllr Goldsmith and the High Steward.
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.*
Councillors Flunder and Jeans reported that they had been approached regarding Agenda item re White Point, Eversley Road. They both confirmed that this would not have any effect on the recommendation which would be made with an open mind.
3. **To receive and approve Minutes of meeting held on Tuesday 7th September 2021.**
It was proposed, seconded and agreed to take the Minutes of Tuesday 21st September 2021 as read. All in favour.
4. **To receive comments from the public on matters on the agenda** *(each will be allowed a maximum of 3 minutes – to a total maximum of 10 minutes.*
White Point
The agent for this development explained, with the help of the plans and photographs, the outstanding details which had to be agreed, these included eaves and gutter details. He stressed that approval for the plans had been agreed following an appeal and the decision of the Planning Inspector. He went on to state that getting these details agreed by the Local Planning Authority had been difficult during the last year due to Covid and the difficulty in meeting with planning officers.
A member of the public read a letter of objection from 9 neighbours; this will be forwarded to the Clerk.
A member of the public stated that they objected to these new proposals and gave some history on the site, stating that the application should be refused.
5. **Planning Matters:**
 - (a) **To determine the Town Council response to the following applications:**
See attached for details of applications.

(i) DC/21/3789/FUL – Application for approval for the following details: Eaves and gutter details, rooflight, link to staircase tower to the existing application DC/18/2428/FUL approved at appeal re; - APP/T3535/W/3220766A. Work to the glazed pavilion has started but not to the areas requiring detailed approval, 3 White Point, Eversley Road.

Councillor Jeans explained the plans that had been approved and then went through the plans to explain the details that were to be discussed at the meeting. Several councillors expressed frustration that once again the Council was presented with a retrospective application. Cllr Flunder felt that the main concerns were the quality of design in a Conservation Area and the privacy of neighbours.

The meeting was advised that the plan was the same height as the planning application, the drawings were merely at a different size, there was no connection from the staircase to the pod and although the pavilion does have electricity it is not a habitable building.

The Chair advised that any refusal should be based on the Southwold Neighbourhood Plan policies as this has now been to the Inspector and could be applied to the application.

Following some discussion it was proposed, seconded and agreed to RECOMMEND REFUSAL - on the basis that the Policy on design, SWD6, be applied to the application as this is overdevelopment of the site.

(ii) DC/4152/FUL One dormer located centrally at the front of the property and two new Velux rooflights at the rear of the property to facilitate attic conversion, 85 Victoria Street.

The Chair went through the plans and photographs of the building, the roof was black tiles and there was only enough parking for one car. It was generally felt that the proposed dormer dominated the roof as it was very close to the chimney and did not look very attractive. The proposals for the back, and the roof lights were considered acceptable.

There was considerable concern that due to the lack of parking in this area another bedroom at the property would mean more people visiting it and no space for cars.

After considering the Neighbourhood Plan Policies it was proposed seconded and agreed to RECOMMEND REFUSAL on the basis that the dormer window was contrary to the Design Principles in the N Plan. Suffolk Design guidance also states that there should be 3 car parking places at the property (due to the additional bedroom).

Matters not consulted on

DC/214305/TCA – T1 – Cherry. Crown raise, thin and deadwood removal. T2 – Cherry. Crown raise, thin and deadwood removal. T3 – Sycamore. Crown raise, thin and deadwood removal. T4 – Sycamore. Crown raise, thin and deadwood removal. T5 – Sycamore. Crown raise, thin and deadwood removal. T6 – Crown raise, thin and deadwood removal, Gun Hill House, Gun Hill.

DC/21/4318/TCA – 1 x Lime – Repollard to previous pruning points, 17 Cumberland Road. The Committee were pleased that they were now being notified of these works.

(b) ESC decisions and applications to ESC Committee. None.

(c) Any new Planning Inspectorate Appeals Lodged? None.

(d) Other planning matters:

Conservation Area Appraisal – meeting – no more information available.

Training update - SPS/SALC – no more information.

Housing Needs Survey - Councillor Jeans reported that the questions for this survey were very good and there was also an intention to contact employers locally which seems a very good idea.

(e) Councillor Jordan gave a brief report on her recent meeting with the Fox Trust and asked whether the Planning Committee would be able to advise on a way to progress this matter. Following discussion, it was agreed that the Chair of Planning would discuss this with the Clerk, and the matter would probably need to be an item for a future Landlords agenda.

6. **Date of next Planning and Development Committee Meeting:** Tuesday 19th October 2021 at 6.30pm.

DRAFT