

Minutes of the Meeting of the PLANNING COMMITTEE of *CHELMONDISTON PARISH COUNCIL* held in the PAVILION on Tuesday 26th AUGUST 2014 at 7.30pm

Present: Cllr Kirkup, Cllr Keeble, Cllr A Fox, Cllr Dot Cordle, Cllr M Stevens and Cllr J Hawkins

In attendance: the Clerk, Fran Sewell

1. **Welcome by the Chairman:** *Cllr Rosie Kirkup*
2. **Apologies for Absence:** *to receive apologies*
None.
3. **Dispensations:** *to consider any requests.*
None.
4. **Declaration of Interests:** *to receive pecuniary & non pecuniary interests from Cllrs on items to be considered at this meeting.*
B/14/00901/FHA - Cllrs declared a *non pecuniary* interest as the applicant had once been a member of the Parish Council.
B/14/01024/FHA - Cllr Kirkup declared a *non pecuniary* interest as she was acquainted with the applicant through the Sailing Club.
5. **Minutes of the Meeting:** *to agree minutes of the meeting held on 24th June 2014*
The Chairman gave a resume of the minutes, which were taken as read. They were agreed to be a true record of the meeting by those who had been present and were signed by the Chairman.
6. **Matters Arising:** *to report on matters arising from meeting on 24th June 2014*
None.
7. **Public Participation Session:** *for the public to talk to Cllrs about items on the agenda*
No public.
8. **Correspondence:** *To respond to general correspondence received before the meeting on 26th August 2014 and to take any action considered necessary.*
None.
9. **PLANNING APPLICATIONS:** *to consider a response to Applications received..*
 - B/14/00807/FHA: Greenacres, Lings Lane, Chelmondiston, IP9 1HJ**
Alterations to the roof, roof lights, windows and internal layout to the former bungalow extended under planning permission B/07/01737/FHA. [Case Officer: Shaun Wells]
Proposal: to recommend SUPPORTING the application.
Proposed: Cllr A Fox **Seconded:** Cllr R Kirkup **Vote:** all in favour
 - B/14/00865/FHA: Rivendell, Hollow Lane, Chelmondiston, IP9 1HZ**
Erection of single-storey front extension. [Case Officer: James Platt]
Proposal: to recommend SUPPORTING the application.
Proposed: Cllr C Keeble **Seconded:** Cllr Dot Cordle **Vote:** all in favour
 - B/14/00901/FHA: Shore Cottage, Pin Mill, Chelmondiston, IP9 1JR**
Erection of a two-storey rear extension. [Case Officer: John Pearce]
Observations discussed:
 - the property is within the Conservation Area of a renowned Suffolk landmark and the AONB (*see Policy CN08*);
 - gross overdevelopment in both scale and inappropriate non-matching window design;
 - viewed from the R. Orwell proposed extension will tower above the original 'old' cottage and its later extensions;
 - it is not seen to make a positive contribution to the character of Pin Mill (*see Policy CS15*);
 - main issue: the proposed extension, can be construed as a new, two-storey dwelling attached to the existing property; described in the Design and Access Statement, as an '*outbuilding with an internal link to the cottage*';
 - continued promotion of the use of black weatherboarding.

The Committee also considered and agreed with Babergh DC's Conservation Architect's original observations that the proposal "had the potential for overdevelopment, creating a third block appended to the existing and its more recent extension."

He was concerned, as was this Committee, of a possibility to sub divide at a later date.

The Committee did NOT agree with the Architect's later comment (after further consideration of the plans) that the "proposed extension would be subservient to the host dwelling and read as a *linked outbuilding* for which he would support the proposal.

Proposal: to write to Babergh DC with the observations as discussed and to recommend REFUSING the application

Proposed: Cllr J Hawkins **Seconded:** Cllr M Stevens **Vote:** all in favour

B/14/01024/FHA: Pin Mill Studios, Pin Mill, Chelmondiston, IP9 1JN

Erection of replacement roof [Case Officer: John Pearce]

Proposal: to recommend SUPPORTING the application.

Proposed: Cllr A Fox **Seconded:** Cllr C Keeble **Vote:** all in favour

10. PLANNING DECISIONS: to consider a response if required..

B/14/005540 - 37 St Andrew's Drive, Chelmondiston IP9 1HU

Erection of 2-storey rear extension & extension of front porch

Babergh DC have GRANTED permission.

B/14/00764/TCA Pin Mill Sailing Club

Prune no 1 Oak tree (Crown lift)

Babergh DC have GRANTED permission.

11. HMS Ganges: Update if available & to consider further action if necessary

It was understood that if an agreement was not reached between all parties over the phasing of the planned development and the s106 funding then the application would be returned to Babergh DC's Planning Committee for reconsideration and a new vote.

12. Foreshore Developments: Update if available & to consider further action if necessary

No further report.

13. Report from Cllrs and Clerk: on items to be considered for next agenda (if necessary.)

A Collimer Close resident had made enquiries about erecting a 6ft wooden fence running from the garage towards the pavement. The resident was advised to speak with Babergh DC's planning department before proceeding, as covenants (open plan) were in place.

14. DATE OF NEXT PLANNING COMMITTEE MEETING: TUESDAY 16th SEPTEMBER 2014 in the PAVILION at 7.30pm if applications are received.

There being no further business the Chairman thanked everyone and closed the meeting at 8.30pm.

Signed*Colin Keeble*.....

Date16/09/2014.....

These minutes were agreed to be a true record and were signed by the Chairman, Cllr Colin Keeble, of the meeting held on 16th September 2014.