



PLANNING and TRANSPORT COMMITTEE

Minutes of an ordinary meeting of the Parish Council Planning and Transport Committee on Monday 18th April 2011 commencing at 1900 in the Lindos Centre Conference Room Saddlemakers Lane Melton IP12 1PP

Present

Cllr Mr PJ Brockett

Cllr Mr GK Butterwick [Chairman]

Cllr Mrs EJM Hilson

Cllr Miss KS Martin

In Attendance:

Mrs EB Guy

11.38 TO RECEIVE APOLOGIES FOR AND CONSENT TO ABSENCE

11.38.01 Cllr Mr MW Sherwen – working late

Council considered this apology and it was **RESOLVED** to receive the apology and consent to the absence.

Proposed by: Cllr Martin

Seconded by: Cllr Hilson.

11.39 TO RECEIVE DECLARATIONS OF INTEREST WITH REGARD TO ITEMS ON THE AGENDA AND ADDITIONS TO THE REGISTER

There were no declarations of interest with regard to items on the agenda or additions to the register.

11.40 PUBLIC PARTICIPATION SESSION

11.40.01 To receive representations from Councillors who have declared a prejudicial interest

There were no representations from councillors as none had declared a prejudicial interest.

11.40.02 To receive representations from members of the public in respect of items on the agenda only

There were no representations from members of the public in respect of items on the agenda.

It was **RESOLVED** to lift standing orders

11.41 OPEN FORUM FOR MEMBERS OF THE PUBLIC TO TALK TO COUNCILLORS

The following matters were raised:

11.41.01 Planning Application Water Tower Bredfield Road Melton

Advised this application for a care home had been opposed by the parish council and withdrawn by the applicant. The parish council had not been notified of any further proposals.

11.41.02 Planning Application – former GAH site

Advised this application for a care home had been supported by the parish council and approved by Suffolk Coastal District Council, subject to appropriate flood protection measures.

11.41.03 Planning Application – John rose Garage Melton Road

Advised this application for change of use to a convenience store had been opposed by the parish council but approved by Suffolk Coastal District Council, who had included conditions prohibiting deliveries at anti-social hours. Sale of alcohol would be subject to a separate application to SCDC as Licensing Authority.

- 11.41.04 Overgrown footway on Pytches Road Melton**
Advised to contact SCC Highways with details.
- 11.41.05 Changes to Public Transport**
Advised that this would be covered by paper PLA(11)P47.
It was RESOLVED to reinstate standing orders.
- 11.42 TO APPROVE THE MINUTES OF PREVIOUS MEETING**
- 11.42.01 Meeting held on 21st March 2011**
It was RESOLVED that minutes PLA(11)M03 previously circulated be received, noted and signed as correct record by the Chairman.
Proposed by: Cllr Martin **Seconded by:** Cllr Hilson
- 11.43 TO REVIEW NEW PLANNING APPLICATIONS RECEIVED**
- 11.43.01 C11/0635/FUL – 9 Hall Farm Road Melton IP12 1PJ**
Application for erection of first floor extension over existing single storey ground floor
Copy of application to be tabled.
Extension of consultation until 21 April 2011 requested and granted.
It was RESOLVED not to object to the application as Melton Planning Committee considers the application to be in line with the saved policies from the SCDC Local Plan and the LDF Core Strategy and Development Management Interim Planning Policies; it has not received any objections from residents and has confirmed this with the documentation on the SCDC Planning Application Website.
Proposed by: Cllr Martin **Seconded by:** Cllr Brockett.
- 11.43.02 C11/0665/Playing Field Melton Road Melton IP12 1PD**
Erection of BMX Track.
Copy of application previously circulated.
Council considered the objection from Melton Mead and comments from Cllr Sherwen. It was noted that members of the public have until at least 28th April to object. It was confirmed that SWT was advised of the application.
It was agreed that should there be any further objections then these should be circulated by email and a decision taken on the response.
- 11.43.03 C11/0741/FUL – 42 Fernhill Close Melton IP12 1LB**
Application for erection of single storey extension
Copy of application previously circulated. It was noted that members of the public have until 5th May to object.
It was RESOLVED not to object to the application as Melton Planning Committee considers the application to be in line with the saved policies from the SCDC Local Plan and the LDF Core Strategy and Development Management Interim Planning Policies; it has not received any objections from residents and has confirmed this with the documentation on the SCDC Planning Application Website.
Proposed by: Cllr Hilson **Seconded by:** Cllr Brockett.
- 11.43.04 C11/0754/FUL – Land to South of Beresford Drive Melton IP12 1JJ**
Erection of 5 dwellings and construction of new vehicular access [revised house designs and access road details to scheme approved under C09/1827]
Copy of application previously circulated. It was concluded that despite its description, the application referred only to part of the site, and had no effect on the access road or the 4 dwellings currently under construction.
The following concerns were raised:
 - Cutting back front hedge by 1,000 mm
 - Failure to replace boundary fence with next as required by previous planning permission
Delay submission of response until consultation date of 28th April 2011 to take account of any objections from residents.
It was RESOLVED not to object to the application as Melton Planning Committee considers the application to be in line with the saved policies from the SCDC Local Plan and the LDF Core Strategy and Development Management Interim Planning Policies; it has not received any objections from residents and has confirmed this with the

documentation on the SCDC Planning Application Website. However, concerns outlined above to be referred to.

Proposed by: Cllr Hilson

Seconded by: Cllr Brockett.

11.43.05 C11/0773/FUL – 66 Church View Close Melton IP12 1RD

Change of use of granny annex to separate dwelling.

Copy of application previously circulated. It was noted that members of the public have until 5th May to object.

The following concerns were noted in relation to Policies DM5 & DM6:

- Not in accord with Local Plan and LDF policies on Granny Annexes
- Inconsistency with 'no external change' in text and 'proposed extension' on drawing
- Off road car parking provision is inadequate given the limited on-road parking
- Over-development of site
- No justification for deviation from Local Plan/LDF policy

It was RESOLVED to object to the application for the reasons stated above.

Proposed by: Cllr Martin

Seconded by: Cllr Hilson

11.44 TO REVIEW PLANNING APPLICATION NOTICES RECEIVED

11.44.01 C10/2384/Unit 6 Deben Way Melton IP12 1RB

Copy of 'permission has been granted' notice previously circulated was received and noted..

11.44.02 C10/3268/FUL – Garage Melton Road IP12 1NT

Copy of 'permission has been granted' notice previously circulated was received and noted..

11.44.03 C10/3270/FUL – Warehouse and Premises Melton Road IP12 1NG

Copy of 'notice of DevCon Meeting' previously circulated was received and noted..

11.44.04 C10/3270/FUL – Warehouse and Premises Melton Road IP12 1NG

Copy of 'permission has been granted' notice previously circulated was received and noted.

11.44.05 C11/0007/FUL – Cogent Technology Dock Lane Melton IP12 1PE

Copy of 'permission has been granted' notice previously circulated was received and noted.

11.44.06 C11/0353/FUL – 7 Garrod Approach Melton IP12 1TD

Copy of 'permission has been granted' notice previously circulated was received and noted.

11.45 TO RECEIVE A PROGRESS REPORT ON ACTIONS TAKEN ON MATTERS ARISING FROM PREVIOUS MEETINGS NOT OTHERWISE ON THE AGENDA

Paper PLA(11)P45 previously circulated was received and noted.

11.46 TO CONSIDER RESPONSE TO SCDC ON THE CHANGES TO THE PLANNING PROCESS AS A RESULT OF THE SCRUTINY COMMITTEE RECOMMENDATIONS.

Paper PLA(11)P46 previously circulated was received and noted.

It was RESOLVED that the Chairman would prepare a formal response based on the paper PLA(11)P46 as amended for submission to SCDC.

Proposed by: Cllr Martin

Seconded by: Cllr Hilson

11.47 TO RECEIVE A REPORT FROM THE PARISH COUNCIL TRANSPORT REPRESENTATIVE

Paper PLA(11)P47 tabled was received and noted.

11.48 TO CONSIDER HOW MELTON PARISH COUNCIL PLANNING AND TRANSPORT COMMITTEE WILL RESPOND TO THE SECTION 106 DEVELOPERS GUIDE CONSULTATION

Documents available at:

www.suffolk.gov.uk/consultations

This matter was deferred from the previous meeting of the Planning and Transport Committee.

It was **RESOLVED** that the Chairman would prepare a formal response based on the paper PLA(11)P48 with amendments as a result of the SORR response.

Proposed by: Cllr Martin

Seconded by: Cllr Hilson.

11.49 PLANNING COMMITTEE CHAIRMAN'S URGENT BUSINESS

11.49.01 Members attention was drawn to the email circulated from STAG relating to the LDF Process

11.49.02 The Chairman thanked committee members for their contribution and support over the four years of this council.

11.50 DATE OF NEXT MEETING

Monday 23rd May 2011 at 1900 in the Lindos Centre Conference Room.

There being no further business the meeting closed at 2035.

Signed: _____

Date: _____

[Chairman]