



MELTON PARISH COUNCIL

PLA(16)M07

Planning and Transport Committee

Minutes of the meeting of the Parish Council Planning and Transport Committee held on Wednesday 13 July 2016 commencing at 19:00 in Cloghan's Bungalow, Suffolk Coastal District Council Offices, Melton Hill IP12 1AU.

Present:

Cllr Mr J E Bale Cllr Mr N Brown (in the Chair)	Cllr Ms J Harrison Cllr Mrs E J G Hilson
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Absent:

Cllr Miss E A Barrington Cllr Mr A G Corston	Cllr Mr M L Webb
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In Attendance:

Mr W J Grosvenor Clerk to Melton Parish Council	
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	PART ONE – OPEN TO THE PUBLIC
16.116	TO RECEIVE APOLOGIES FOR AND CONSENT TO ABSENCE Apologies in advance had been received from Councillors Barrington and Corston and it was RESOLVED to consent to the absences. Apologies were also received from Cllr Porter.
16.117	DECLARATIONS OF INTEREST
16.117.01	To receive Amendments to the Register There were none.
16.117.02	To Receive Declarations of Pecuniary Interest in Respect of Items on the Agenda There were none.
16.117.03	To receive Declarations of Non Pecuniary Interest in Respect of Items on the Agenda There were none.
16.117.04	To Consider Full / Partial Dispensations for Pecuniary Interests Declared It was noted that there had been no requests for dispensations.
16.118	OPEN FORUM FOR MEMBERS OF THE PUBLIC TO TALK TO COUNCILLORS There were no members of the public present.
16.119	MINUTES OF THE PREVIOUS MEETING It was RESOLVED to agree the Minutes of the Planning and Transport Committee held on 22 June 2016 (Minutes PLA(16)M06 previously distributed). Proposed by: Cllr Brown Seconded by: Cllr Harrison

16.120	TO REVIEW NEW PLANNING APPLICATIONS RECEIVED
16.120.01	DC/16/1969/FUL Cedar House, Pytches Road, Melton Proposed Change of Use and Conversion of Cedar House and Coach House to 2 no separate Residential Dwellings. It was resolved to recommend approval of the application as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal District Council Local Plan Core Strategy and Development Management Policies, and it is not aware of any objections from residents.
16.120.02	DC/16/2380/FUL Ivydene, Melton Hill, Melton Proposed loft conversion and dormer extension. It was resolved to recommend approval of the application as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal District Council Local Plan Core Strategy and Development Management Policies, and it is not aware of any objections from residents.
16.120.03	DC/16/2461/CLE The Coach House and Part Rear Garden of Tower End House, Yarmouth Road, Melton Certificate of lawful development existing. It was resolved to make no comments on this application.
16.120.04	DC/16/2544/FUL Development Site of former Girdlestone Ltd, Station Road, Melton Proposed minor alterations to development of two-storey business units, offices, workshops, coffee shop/café, and associated external works, off street highway works approved under planning permission C09/0584. It was resolved to recommend approval of the application as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal District Council Local Plan Core Strategy and Development Management Policies, and it is not aware of any objections from residents.
16.120.05	DC/16/2633/FUL Redwald House, St Audry's Park Road, Melton Proposed two-storey games room building to replace existing single-storey building and new building over swimming pool. It was resolved to recommend approval of the application as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal District Council Local Plan Core Strategy and Development Management Policies, and it is not aware of any objections from residents.
16.120.06	DC/16/2662/FUL Unit 5, Riverside Business Centre, Dock Lane, Melton Proposed change of use of existing factory to builder's merchants' trade counter and associated alterations. It was resolved that any recommendation on this application be deferred for further consideration of the views of neighbours. A draft response to be formulated by the Clerk to take account of local concerns and meanwhile to seek an extension of time from the Suffolk Coastal Case Officer.
16.121	TO REVIEW PLANNING NOTICES RECEIVED None were received.
16.122	WOODS LANE APPEAL – UPDATE ON LEGAL CHALLENGE Nothing to report.
16.123	NEIGHBOURHOOD PLAN UPDATE In the absence of Cllr Barrington no update was available.

16.124	<p>TO CONSIDER FURTHER THE POSITION REGARDING THE SADDLEMAKERS LANE SIGNAGE</p> <p>The Clerk reported that, following the decision of Full Council on 29 June 2016 to fund the balance of the cost of the signage works up to a maximum of £7k (Minute 16.67.03), he had advised both Cllr Bond and County Highways accordingly. A date for the works was awaited.</p>
16.125	<p>TO CONSIDER FURTHER MATTERS RELATING TO THE DECISION ON DC/16/1659/FUL (ARKRAY FACTORY – FRONT PART) TAKEN UNDER DELEGATED POWERS</p> <p>The Clerk reminded Members that he had been requested to write informally to the Planning Officer to point out, that, whilst Environmental Protection’s recommendations in terms of permitted office opening hours were included in the published report, no mention was made of the recommendations on opening hours made by residents and supported by the Parish Council.</p> <p>He had received a very full response from the Case Officer, which made it clear that such information had been provided to the panel prior to the meeting. It was now clear that the views of the Parish Council were considered when the decision was made.</p>
16.126	<p>TO CONSIDER REPORT ON PLANNING ENFORCEMENT ACTION</p> <p>Paper PLA(16)126 previously distributed was received and NOTED as to the position on the three Melton enforcement cases.</p>
16.127	<p>TO RECEIVE A PROGRESS REPORT ON ACTIONS TAKEN ON MATTERS ARISING FROM PREVIOUS MEETINGS NOT OTHERWISE ON THE AGENDA</p> <p>Paper PLA(16)127 previously distributed was received and NOTED.</p>
16.128	<p>TO FURTHER CONSIDER CONCERNS RE LANDSCAPING AT RIDUNA PARK</p> <p>Following further concerns by local residents at more tree work on the Riduna / St Andrews boundary, including a three metre lift and thinning out of the hedgerows to provide more light, Cllr Porter as Chairman of MPC sent an email to Cllrs Herring and Holdcroft and Philip Ridley expressing concern, and seeking clarification on the replanting plans on 28 June.</p> <p>A reply was received from Cllr Holdcroft on 4 July which had been distributed to all Melton Councillors. This was NOTED.</p> <p>The Clerk had also passed the exchange of emails to the residents concerned for their information.</p>
16.129	<p>TO NOTE THE CURRENT SITUATION REGARDING THE WOODBRIDGE TOWN FC / ST AUDRY’S / NOTCUTT DEVELOPMENT</p> <p>Nothing to report. It was AGREED to omit this as a standard item from future agendas until the proposal becomes active again.</p>
16.130	<p>REPORT FROM LOCAL TRANSPORT REPRESENTATIVE</p> <p>Nothing to report.</p>
16.131	<p>PLANNING COMMITTEE CHAIRMAN’S URGENT BUSINESS</p> <p>Nothing to report.</p>
16.132	<p>DATE OF NEXT MEETING</p> <p>The next meeting will take place on Wednesday 17 August 2016, commencing at 19:00. Venue to be confirmed.</p> <p>There being no further business the meeting closed at 20:15.</p>