

# Lowestoft Town Council

## Minutes of Meeting of the Planning Committee

**held at 16.30 on Tuesday 25 May 2021 at Whitton Residents Hall, Hawthorn Avenue,  
Lowestoft , NR33 9BB**

**Video meeting participants:** Cllrs Peter Knight (Chair), Wendy Brooks, Andy Pearce and Alice Taylor.  
**Also participating:** Sarah Foote (Deputy Clerk) and James Cox (Administration Assistant)

### 1. Welcome

The right to report and the application of the video meeting protocol were explained and noted, and the meeting was welcomed.

### 2. Apologies for absence

Apologies were received from Cllr Lang and Cllr Hardie accepted. Proposed by Cllr Pearce, seconded by Cllr Taylor and unanimously agreed.

### 3. Declarations of Interests and dispensation

Cllr Knight declared a pecuniary interest in application DC/21/2141/FUL.

### 4. Committee arrangements

a. The membership of the Planning Committee was confirmed as Cllr Knight (Chair), Cllrs Taylor, Pearce, Brooks, Lang, and Hardie. It was noted that terms of reference called for seven members and the Mayor could serve as the seventh member.

b. It was proposed by Cllr Pearce, seconded by Cllr Taylor and unanimously agreed that Cllr Taylor be appointed as Deputy Chair of the Planning Committee

5. The minutes of the meeting of 4 May 2021 were proposed for acceptance by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed.

6. The Deputy Clerk confirmed that following consultation with Committee members, recommendations of support for the following applications had been using Officer's Delegated Authority (period 5 May to 24 May).

Reference	Address and Description	District Ward
DC/21/1960/FUL	133 Long Road - Construction of a two storey rear extension and detached garage and carport	Carlton and Whitton
DC/21/2037/FUL	27 The Avenue - Resurfacing of front driveway & concrete side path. The existing red tarmac surface & concrete path will be removed and replaced with block paving consisting of Barleystone Kingspave in Damson grey. Please refer to accompanying site layout plan, supporting statement, photos, & extract from Manufacturers brochure for additional details regarding the proposal	Kirkley and Pakefield
DC/21/1919/FUL	48 Tedder Road - to retain ham radio antennas at my property	Gunton and St Margarets

7. There were no advance comments from the public on any matters on this agenda.

8. Voting arrangements for this committee going forward - It was proposed by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed that the committee would continue with individual votes being recorded within the minutes.

### 9. Planning applications

a. To consider the following planning applications (all available on [www.eastsuffolk.gov.uk](http://www.eastsuffolk.gov.uk)) and decide the recommendations of the Council:

Reference	Address and Description	District Ward
DC/21/2260/FUL	36 Gunton Drive - New porch and single storey rear extension	Gunton and St Margaret's
It was proposed by Cllr Brooks, seconded by Cllr Taylor and unanimously agreed to recommend support.		

# Lowestoft Town Council

## Minutes of Meeting of the Planning and Environment Committee

**Remote meeting at 18.00 on Tuesday 13 April 2021**

DC/21/2201/FUL	9 West Side Close - Pursuant to approval DC/21/1121/FUL amend main roof to form gable end in lieu hipped end approved	Gunton and St Margaret's
It was proposed by Cllr Brooks, seconded by Cllr Taylor and unanimously agreed to recommend support.		
DC/21/2380/FUL	6 Gunton Cliff - Constuction of a Detached 2.5 Storey 4 Bed Dwelling and Associated Parking and Works	Gunton and St Margaret's
It was proposed by Cllr Pearce, seconded by Cllr Brooks to recommend refusal due to ecological harm Two votes in favour Cllr Pearce and Cllr Brooks, two against Cllr Taylor and Cllr Knight. Cllr Knight used his casting vote and this proposal was not carried. It was proposed by Cllr Taylor, seconded by Cllr Knight and agreed (Cllrs Taylor, Knight and Brooks) to recommend support of the application subject to the Planning Authority taking into account ecological harm when granting any permission. Cllr Pearce abstained.		
DC/21/2179/FUL	2 Wilson Road - Single and two storey extension	Kirkley and Pakefield
It was proposed by Cllr Taylor, seconded by Cllr Pearce and agreed to recommend support (three votes in favour, one against (Cllrs Brooks)).		
DC/21/2080/FUL	18 The Esplanade - Retrospective planning application for replacement roof tiles	Kirkley and Pakefield
It was proposed by Cllr Pearce, seconded by Cllr Taylor and unanimously agreed to recommend support subject to the Conservation Officer being content with the materials and design being in keep with the listed building and vicinity of.		
DC/21/1483/FUL	Bembridge, Saxon Road - Single Storey Rear Extension	Kirkley and Pakefield
It was proposed by Cllr Taylor, seconded by Cllr Pearce and agreed to recommend support (three votes in favour, one abstention (Cllrs Brooks)).		
DC/21/2354/FUL	32 The Avenue - Construction of a rear extension	Kirkley and Pakefield
It was proposed by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed that the committee could not provide a recommendation due to absence of plans on the planning portal.		
DC/21/2129/TEL	Part Land North Side Of Belvedere Road - Proposed 20m Phase 8 Monopole C/W wrapround Cabinet at base and associated ancillary works	Kirkley and Pakefield
It was proposed by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed to recommend support.		
DC/21/2227/FUL	4A Jubilee Road - Rear Extension	Kirkley and Pakefield
It was proposed by Cllr Taylor, seconded by Cllr Brooks and unanimously agreed to recommend support.		
DC/21/1035/FUL	Friends Mission Hall St Georges Road - Conversion of Mission Hall into two units and construction of one house	Kirkley and Pakefield
It was proposed by Cllr Pearce, seconded by Cllr Brooks to recommend refusal (two votes in favour Cllr Pearce and Cllr Brooks, two against Cllr Taylor and Cllr Knight. Cllr Knight used his casting vote and this proposal was not carried. It was proposed by Cllr Taylor, seconded by Cllr Pearce to recommend support of the application		

## Lowestoft Town Council

### Minutes of Meeting of the Planning and Environment Committee

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subject to any approval being granted by the Planning Authority to include securing a design for the new dwelling that is sympathetic to the existing building (Mission Hall) and in keeping with the surrounding street scene. This was agreed three votes in favour Cllrs Pearce, Taylor and Knight. Cllr Brooks abstained.

DC/21/2074/FUL	73 Highland Way - Alterations and extension to existing bungalow	Carlton and Whitton
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It was proposed by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed to recommend support.

DC/21/2096/FUL	22 Thistledown - Front single storey extension	Carlton and Whitton
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It was proposed by Cllr Brooks, seconded by Cllr Pearce and unanimously agreed to recommend support.

DC/21/1950/FUL	33 Northgate - Side shower room extension	Harbour and Normanston
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Cllr Pearce declared a non-pecuniary interest in this application. It was proposed by Cllr Taylor, seconded by Cllr Brooks and unanimously agreed to recommend support.

DC/21/2141/FUL	67 High Street - the works include the replacement of the modern upper-level windows, reinstatement of two missing urns, repairs and enhancements of the shop fronts and replacement of modern concrete tiles with slate	Harbour and Normanston
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17.35 Cllr Knight left the meeting and Cllr Taylor chaired the meeting. It was proposed by Cllr Brooks, seconded by Cllr Pearce and agreed to recommend support. 17.36 Cllr Knight returned to the meeting.

DC/21/2323/FUL	22 The Britten Centre London Road North - Use of the premises for the sitting and administration of computer-based driving theory test exams on behalf of the DVSA	Harbour and Normanston
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It was proposed by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed to recommend support.

DC/21/2390/FUL	Sembmarine Slp Engineering Ltd Hamilton Road -Relocation of modular office building.	Harbour and Normanston
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It was proposed by Cllr Taylor, seconded by Cllr Pearce and unanimously agreed to recommend support.

**b. Applications for tree works** – it was noted that the Planning Authority had received the following applications for works for trees subject to a tree preservation order (TPO) and/or proposed works to trees within a Conservation Area (TCA).

Reference	Address and Description	District Ward
DC/21/2256/TCA	Coach House Kensington Road - Rear garden T1 (circled in red) - Small self-set sycamore the last in the row - Remove to a low stump to gain more light to the garden Please note the tree crossed out in Yellow is no longer there as it failed in the wind last year	Kirkley and Pakefield
DC/21/1991/TCA	46 The Avenue - Rear garden 2 x Beech - Light reduction 15% (reducing laterals by up to 2m) to ensure the trees are kept in proportion to size of plot	Kirkley and Pakefield
DC/21/2433/TPO	3 Foxes Walk - TPO303 T1 Ash - to be felled; considered too large for location	Gunton and St Margaret's

**c. It was noted the Planning Authority had received the following applications for repair/replacement windows within a Conservation Area and this would be assessed in line with East Suffolk Councils window policy scoring system.**

Reference	Address and Description	District Ward
DC/21/1988/FUL	3 Claremont Road - Replace old windows and front door with modern	Kirkley and Pakefield

# Lowestoft Town Council

## Minutes of Meeting of the Planning and Environment Committee

### Remote meeting at 18.00 on Tuesday 13 April 2021

	energy efficient UPVC	
DC/21/2176/FUL	246 London Road South - Replacement of PVCu casement windows to the front of the property to sliding sash white PVC-u (Supplementary information attached) The new windows will be fitted behind the face brickwork to emulate the original sliding sash windows	Kirkley and Pakefield

d. The following report from the East Suffolk Council Referral Panel was noted:

DC/21/1165/FUL 147 Stradbroke Road, Pakefield - the application, for a two storey side extension, was presented to the Referral Panel as the Town Council's recommendation of approval did not concur with the officer recommendation. Officers raised concerns regarding the proposed full height roof design and proximity to the western boundary. It was agreed that the Officer's recommendation for refusal would stand and this application would not be referred to the Planning Committee.

#### 9. Neighbourhood Development Plan Working Group

a. Membership of the Working Group – it was confirmed that Cllrs Taylor, Hardie had expressed an interest in joining the Working Group. Councillors would be reminded to come forward if they were interested in this work.

b. To note submission of grant funding application – the Deputy Clerk was in the process of applying for funding from the 2021/22 grant programme.

c. A meeting schedule and NDP completion timetable would be progressed by the Deputy Clerk.

#### 10. Consultations

The following consultation were considered:

a. [www.gov.uk/government/consultations/technical-consultation-on-consequential-changes-to-permitted-development-rights](http://www.gov.uk/government/consultations/technical-consultation-on-consequential-changes-to-permitted-development-rights)

Consequential changes to permitted development rights. It was noted that deadline to respond to this consultation was 3 June and proposed by Cllr Knight, seconded by Cllr Pearce and unanimously agreed that members submit their comments to the Deputy Clerk to compile a response on behalf of the council.

b. [www.eastsuffolk.gov.uk/taxi-and-private-hire-policy-consultation](http://www.eastsuffolk.gov.uk/taxi-and-private-hire-policy-consultation)

East Suffolk Council revised Taxi and Private Hire policy. It was agreed that this consultation would be considered again at the next meeting.

c. Residential development brief - Land north of Union Lane, Oulton - It was agreed that this consultation would be considered again at the next meeting. Cllr Pearce raised initial concerns about the archaeology of the site.

#### 11. Licensing

The following licensing applications were considered:

a. Pavement Licence - The Hatfield Hotel, Esplanade for 80 chairs and 20 tables. It was proposed by Cllr Brooks, seconded by Cllr Taylor and unanimously agreed to support this application.

b. Renewal Application for Street Trading Consent - Lamarti's Ice-cream, Mr Mohammed Lamarti - All consent streets within the North of our district. To sell Ice cream, lollies, soft drinks & confectionery, Monday to Sunday 12:00 to 19:00. It was proposed by Cllr Pearce, seconded by Cllr Brooks and unanimously agreed to support this application.

**12. Date of the next meeting – 17.00 on Tuesday 8 June 2021**

**13. Items for the next Agenda. None. Meeting Closed at 17.52.**