

**Lowestoft Town Council**  
**Meeting of the Planning Committee**  
**First Floor, Hamilton House, Battery Green Road, Lowestoft, Suffolk, NR32 1DE**  
**18.45 on Tuesday 5 July 2022**

**MINUTES**

**Present:** Cllrs Sonia Barker, Wendy Brooks, Alan Green, Peter Knight (Chair), Peter Lang and Andy Pearce

**In attendance:** Shona Bendix (Clerk) and Lauren Elliott (Project and Committee Clerk)

**Also in attendance:** Cllr David LeGrice was in attendance as an observer

**Public:** There were no members of the public in attendance (either in person or remotely via Zoom webinar)

**22. Welcome**

The fire evacuation procedure and public right to report were explained, and the meeting was welcomed.

**23. Apologies for absence**

Apologies were received from Cllr Christian Newsome. Cllr Pearce proposed approval of the apologies received; seconded by Cllr Lang; all in favour.

**24. Declarations of Interests and dispensations**

Cllr Pearce declared he is Chair of the Gunton Residents' Association. Regarding the kittiwake mural, Cllr Pearce advised he had been made aware of it via the Lowestoft Kittiwake Partnership, although it is not a project of the Partnership. Cllr Pearce also advised that the Town Council awarded a grant to this project, subject to planning permission being approved. Cllr Brooks declared a local non-pecuniary in the kittiwake mural application. Cllr Barker declared a local non-pecuniary interest in the application in the Carlton and Whitton District Ward, and the kittiwake mural application.

**25. The draft Minutes of 21 June 2022**

Cllr Brooks proposed approval of the minutes; seconded by Cllr Pearce; all in favour.

**26. Terms of Reference**

Cllr Brooks would like to see more detail in the minutes. The Project and Committee Clerk advised that reasons are recorded whenever there is a recommendation to refuse an application, but Cllr Brooks would also like to see discussion recorded even where there is a recommendation to approve. Cllr Pearce understood a decision had been made to record decisions only. Cllr Knight suggested Committee members should state if they would like a particular comment recorded in the minutes. The Project and Committee Clerk had made an amendment to the Terms of Reference based on discussions at the previous meeting. Cllr Pearce proposed adoption of the Terms of Reference as amended; seconded by Cllr Barker; all in favour.

**27. Public forum**

No advance comments had been received. Cllr LeGrice did not wish to make any comments.

**28. Planning applications**

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

*Table 1 - List of East Suffolk Planning Applications*

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Reference	Address and Description	District Ward
DC/21/5606/FUL	119 -125 London Road North - Redevelopment of the site to provide a mixed use development retaining commercial floorspace (Class E) at ground floor level. Part demolition of first floor and conversion of part ground, first and second floor to provide Class C3 residential units with enabling fenestration alterations, ancillary amenity space, cycle and car parking, refuse storage, access and other associated works.	Harbour and Normanston
<p>Cllr Lang proposed a recommendation to approve the application, given there are minimal changes from the plans the Committee previously recommended approval of; seconded by Cllr Green. Cllr Brooks had a concern that there was not enough two bedroom accommodation within the development. It was agreed this comment would be recorded in the minutes but would not form part of the Committee's recommendation. Cllrs Barker, Green, Knight and Lang voted in favour of the recommendation; Cllrs Brooks and Pearce abstained from the vote. If there is no affordable housing as part of this development, Cllr Pearce would like to see the commuted sum reserved for Lowestoft only. It was agreed the more general matter of Community Infrastructure Levy payments and ensuring any compensation from developers remains for the benefit of Lowestoft should be considered in more detail by the Finance and Governance Committee. This was proposed by Cllr Lang; seconded by Cllr Pearce and unanimously agreed.</p>		
DC/22/1672/VOC	Flint House, 80 High Street - Variation of condition 3 of DC/05/0535/FUL - Change of Use from office space to restaurant - Request to change opening hours, currently 11:00 hours Monday - Sunday to 09:00 hours Monday - Sunday.	Harbour and Normanston
<p>It was proposed by Cllr Brooks; seconded by Cllr Pearce and unanimously agreed to recommend approval of this application.</p>		
DC/22/1257/ADI	94 St Peters Street - Illuminated Advertisement Consent - New externally illuminated fascia sign and new internal digital screen.	Harbour and Normanston
<p>It was proposed by Cllr Brooks; seconded by Cllr Pearce and unanimously agreed to recommend approval of this application, subject to adherence with the conditions stipulated by National Highways.</p>		
DC/22/2236/ADN	Northfield St Nicholas Primary School St Margaret's Road - Painted mural of a Kittiwake	Harbour and Normanston
<p>It was proposed by Cllr Green; seconded by Cllr Lang and unanimously agreed to recommend approval of this application.</p>		
DC/22/2065/FUL	22 All Saints Road - Addition of rear/side extension to enlarge kitchen, add in new bathroom to front bedroom & change windows to suit.	Kirkley and Pakefield
<p>It was proposed by Cllr Brooks; seconded by Cllr Green and unanimously agreed to recommend approval of this application.</p>		

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Reference	Address and Description	District Ward
DC/22/1858/FUL	1 Cranesbill Road - To remove existing conservatory/outbuilding to the North side of the property, existing footprint is 3.630 x 1740. Single skin construction. To build new cavity construction brick and block, flat roof warm deck. Extension to be used as utility room.	Kirkley and Pakefield
It was proposed by Cllr Brooks; seconded by Cllr Pearce and unanimously agreed to recommend approval of this application.		
DC/22/2177/ADI	Kentucky Fried Chicken Marine Parade - Illuminated Advertisement Consent - 3no black fascia internally illuminated light boxes with white KFC letters, 1no white internally illuminated light box with red KFC letters, 1no red internally illuminated light box with white KFC letters, 1no internally illuminated Colonel's logo box and 1no. internally illuminated & vinyl graphic.	Kirkley and Pakefield
It was proposed by Cllr Green and seconded by Cllr Pearce to recommend approval of this application. Cllrs Barker, Green, Knight, Lang and Pearce voted in favour; Cllr Brooks abstained from the vote.		
DC/22/1894/FUL	6 Priors Close - Garden room/gym in rear garden, 1m from rear & side boundary. Proposed size = 6.8m wide, 4.8m deep and 3.35m high sloping down to 3.28m at rear (pent). Wooden construction - 6"x2" timber battens to floor & roof, with 4"x2" timber battens to wall uprights, mounted on compacted hard-core base, and concrete slabs and loose shingle for drainage. Insulated walls, plasterboard inside with timber cladding to outsides. One set of uPVC double-glazed double doors with uPVC double-glazed single windows to either side. Rubber roof. Electrics only, no other services.	Gunton and St Margarets
It was proposed by Cllr Lang; seconded by Cllr Pearce and unanimously agreed to recommend approval of this application.		
DC/22/2315/FUL	174 Yarmouth Road - Rear extension above existing extension and internal works to suit.	Gunton and St Margarets
It was proposed by Cllr Pearce; seconded by Cllr Green and unanimously agreed to recommend approval of this application.		
DC/21/5751/FUL	365 Yarmouth Road - Demolition of existing dwelling & detached double garage & construction of 1) a Replacement Dwelling & 2) A Church Hall, associated parking & works & a new vehicular access.	Gunton and St Margarets
It was proposed by Cllr Pearce; seconded by Cllr Lang and unanimously agreed to recommend refusal of this application, on the basis that National Highways has recommended planning permission is not granted before 16 September 2022, and the revised plans do not address the reasons this Committee previously recommended refusal.		

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Reference	Address and Description	District Ward
DC/22/2280/FUL	4 Chedgrave Road - Extension and alterations.	Carlton and Whitton
It was proposed by Cllr Green; seconded by Cllr Pearce and unanimously agreed to recommend approval of this application.		

**29.** The East Suffolk Council Draft Housing in Clusters and Small Scale Residential Development in the Countryside Supplementary Planning Document

It was proposed by Cllr Green; seconded by Cllr Pearce and unanimously agreed to defer this item to the next meeting. Officers were asked to circulate details again to the Committee ahead of the next meeting.

**30.** Date and time of the next meeting - Tuesday 19 July 2022 at 17.00

**31.** Items for the next agenda

Cllr Barker gave her apologies for the next meeting.

The Chair closed the meeting at 19:36.

Signed: .....  
19 July 2022