

Lowestoft Town Council
Meeting of the Planning Committee
First Floor, Hamilton House, Battery Green Road, Lowestoft, Suffolk, NR32 1DE
18.45 on Thursday 9 May 2024

MINUTES

Present: Cllrs Christian Newsome (Deputy Chair), Andy Pearce, Bernie Rappensberger and Elise Youngman

In Attendance: Sarah Foote (Acting Town Clerk) and Taylor Williams (Committee Clerk)

Public: Two members of the public were in attendance (in person)

217. Welcome

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

218. To receive and consider acceptance of apologies for absence

Apologies were received from Cllrs Brooks, Jones and Murray with reasons provided. It was proposed by Cllr Pearce, seconded by Cllr Rappensberger and unanimously agreed to accept the apologies received.

219. Declarations of Interests and dispensations

a. To receive declarations of Disclosable Pecuniary, Other Registerable and Non-Registerable Interests from councillors on items on the agenda – Cllr Newsome declared he was acquainted with the landlord regarding application DC/24/1030/FUL and would abstain from voting.

b. To consider written requests for dispensations and note dispensations granted – No written requests for dispensations had been received.

220. Minutes

a. To consider the draft Minutes of 11 April 2024 – It was proposed by Cllr Rappensberger, seconded by Cllr Pearce and unanimously agreed to approve the minutes.

221. Public Forum

a. To consider any advance comments from the public on any matters on this agenda – No advanced comments had been received and two members of the public were in attendance and invited as presenters to speak on item 222.

222. To receive a presentation for applications DC/23/4373/FUL and DC/23/3859/FUL

The members of public were the applicants of DC/23/4373/FUL and DC/23/3859/FUL and raised objections by the Planning Committee's previous recommendation for rejection on these two applications.

The applicants refuted the reasoning of overdevelopment and lack of carparking and bicycle storage for both applications as the rooms met the size requirements for HMOs, their intention was to bring affordable housing into the system in collaboration with Anglia Care Trust and Highways considered their provision of carparking and cycle spaces to be adequate. They felt there was inconsistency with the decisions as a separate HMO project on the same road as DC/23/3859/FUL made no carparking provision and was overdeveloped with double occupancy of the rooms, yet was granted a recommendation for approval.

The applicants felt that refusal of the application would result in the buildings facing dilapidation.

It was proposed by Cllr Pearce, seconded by Cllr Youngman and unanimously agreed that the Local Planning Authority be informed that the Lowestoft Town Council Planning Committee would reconsider their recommendations for both applications at its next meeting, which the applicants were invited to attend, and would request an extension for a decision.

223. Planning applications

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

Table 1 - List of East Suffolk Planning Applications

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Reference	Address and Description	District Ward
DC/24/1288/FUL	49 Westland Road - <u>Front extension and internal alterations to suit.</u>	Carlton and Whitton
It was proposed by Cllr Pearce, seconded by Cllr Rappensberger and unanimously agreed to recommend approval of the application.		
DC/24/1030/FUL	66 - 76 London Road North - <u>Installation of 3 condensers on rear elevation - 2nr Double fan unit (RAV-GM2241AT8-E1) & 1nr Single fan unit (RAV-GM301ATP-E)</u>	Harbour and Normanston
Cllr Pearce proposed to recommend approval of the application, seconded by Cllr Rappensberger, three votes in favour (Cllrs Pearce, Rappensberger and Youngman) and one abstention (Cllr Newsome).		
DC/24/1203/FUL	31 Marine Parade - <u>Change of use from part residential and part guest house to wholly residential.</u>	Kirkley and Pakefield
It was proposed by Cllr Newsome, seconded by Cllr Rappensberger and unanimously agreed to recommend approval of the application.		
DC/24/1387/FUL	120 Kirkley Run - <u>New vehicle access with new cross over and parking space for one vehicle within existing front garden.</u>	Kirkley and Pakefield
It was proposed by Cllr Pearce, seconded by Cllr Rappensberger and unanimously agreed to recommend approval of the application, subject to there being no objections raised by Highways.		

b. The recommendation made under delegated authority as agreed at the previous Planning Committee meeting on 25 April 2024 was noted:

Reference	Address and Description	District Ward
DC/24/1217/FUL	136 London Road North - <u>Conversion of basement store and ground floor office to 1No. 1 bedroom self-contained flat.</u>	Harbour and Normanston
It was agreed to recommend approval of the application.		

c. 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) were noted:

Reference	Address and Description	District Ward
DC/24/1436/TPO	4 Foxes Walk - <u>5no. Holly (T1 on plan) - Reduce height from 6m to 4m.</u>	Gunton and St Margarets
DC/24/1437/TPO	1 Foxes Walk - <u>1no. Oak (T1 on plan) - Remove 1x low limb. 1no. Holly (T2 on plan) - Reduce crown from 6m to 2m. 1no. Sycamore (T3 on plan) - Crown lift to 5m.</u>	Gunton and St Margarets

224. To note the requirement of Biodiversity Net Gain under Schedule 7A of the Town and Country Planning Act 1990 (as inserted by Schedule 14 of the Environment Act 2021)

It was agreed to defer this item to the next meeting when more members were present.

225. To consider a request for Town Council support to paint double yellow lines on the corner of Eskdale Way leading into Crestview Drive

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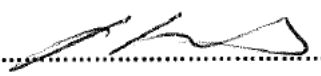
It was proposed by Cllr Youngman, seconded by Cllr Pearce and unanimously agreed for Lowestoft Town Council to support the request for double yellow lines, noting that the member of public would be made aware that the council were not able to fund the works.

226. Date and time of the next meeting - 18.45 Thursday 23 May 2024 (to be confirmed at the Annual General Meeting)

227. Items for the next agenda

No items were requested.

The Chair closed the meeting at 19:25

Signed: 
23 May 2024