

# **PLANNING COMMITTEE MEETING**

## **LAXFIELD PARISH COUNCIL**

**Monday 28 October 2020 at 6 pm via Zoom**

### **MINUTES**

**Present:** S Innes (Chair), D Martindale, G Oughton, G Salter

#### **1. Apologies and approval of absences**

D Alchin (Proposed D Martindale, seconded G Oughton)

#### **2. Declarations of interest**

None

#### **3. Planning**

**The following applications were discussed as requested by MSDC:**

##### **a. DC/20/04641**

###### **APPLICATION FOR PLANNING PERMISSION**

**Proposal:** Householder Planning Application - Erection of single storey rear extension (following demolition of attached outbuilding)

**Location:** 41 Mill Road, Laxfield, Woodbridge, Suffolk IP13 8EA

*It was agreed that there were **no objections** to this planning applications.*

*Proposed S Innes, seconded G Salter, AIF.*

##### **b. DC/20/04653**

###### **APPLICATION FOR PLANNING PERMISSION**

**Proposal:** Householder application - Erection of single storey rear extension (following demolition of existing lean-to extension). Replacement of all existing windows. Erection of bike store. New vehicular access/parking.

**Location:** Clover Cottage, Bickers Hill Road, Laxfield, Woodbridge Suffolk IP13 8DS

*It was agreed that the Parish Council would **object** to this planning application and make the following comments:*

- The information submitted states that none of the land is owned by anyone else but this is clearly contentious. The land ownership therefore needs to be clarified before any application can be considered*
- The land is within the conservation area and some of the proposed changes constitute a material change in a conservation area*
- Some of the materials proposed would appear to be inappropriate for a conservation area (PVCu windows)*

*Proposed D Martindale, seconded G Salter, majority in favour.*

##### **c. DC/20/04724**

###### **APPLICATION FOR PRIOR APPROVAL - AGRICULTURAL TO DWELLING**

**Proposal:** An application to determine if prior approval is required for a proposed: Change of Use of Agricultural Buildings to Dwellinghouses (Class C3), and for building operations reasonably necessary for the conversion. The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 3, Class Q - Conversion to form 5No dwellings.

**Location:** Corner Farm, Banyards Green, Laxfield, Woodbridge Suffolk IP13 8ES

*It was agreed that the Parish Council would contend that a full planning application should be required for this application on the following grounds:*

- The access to the site is very close to the corner of the junction and would not be able to cope with the five dwellings indicated here in addition to the eight which have just received planning permission*
- It is acknowledged that the floor plan has decreased but the proposed design represents very substantial changes to the appearance of the buildings: far more than could be considered to benefit from permitted development rights.*

*Proposed S Innes, seconded D Martindale, AIF.*

**d. Update on the status of the Framlingham Road application**

*It was agreed that S Innes would urgently write to the Chief Planning Officer on behalf of the Parish Council to request that the planning application is refused in accordance with the condition on the original grant of permission that the six month period for concluding the S106 agreement expired in August 2020.*

*Proposed G Oughton, seconded D Martindale, AIF.*

Meeting closed at 6 36 pm

**Karen Gregory (Parish Clerk)**

**Hill Farm Barn, Framlingham Road, Badingham, Suffolk IP13 8JL**

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