

**SUDBURY TOWN COUNCIL**

**MINUTES OF THE PLANNING, DEVELOPMENT AND HIGHWAYS COMMITTEE MEETING  
HELD IN THE MAYOR'S PARLOUR, SUDBURY TOWN HALL ON MONDAY 16<sup>TH</sup> AUGUST 2021  
COMMENCING AT 6.30 PM**

Committee members present: Mr N Bennett - in the chair

Mrs S Ayres (departed at 7:18pm)

Mr T Cresswell

Mr S Hall

Ms E Murphy

Mr A Osborne

Mr J Sayers

Mr J Thomas (departed at 8:10pm)

Mr C Griffin – Town Clerk

Ms Jessie Carter – In attendance until 7:40pm

Ms Ellen Murphy – In attendance

1. **Substitutes and Apologies**

Apologies for absence were received from Councillor A Owen.

2. **Declarations of Interest**

**Mrs S Ayres and Mr A Osborne declared that they were Babergh District Councillors.**

3. **Declarations of gifts and hospitality**

There were no declarations of gifts or hospitality.

4. **Requests for dispensation**

No requests for dispensation had been received.

5. **Plans for Market Hill**

As resolved at the previous meeting on 2<sup>nd</sup> August 2021, the architect's drawings commissioned by the Policy Committee showing possible redesign options for the Market Hill were discussed. The Chair asked members to identify the likely pros and cons of the two alternative options for parking access. Option A showed access directly from the A131 after passing the Gainsborough Statue and option B showed access from the current position between St Peter's and the Town Hall.

There was general agreement that any new design needed to make suitable provision for the following;

- An unrestricted open space when parking was suspended on market days or events.
- Deliveries to businesses on the north side of Market Hill.
- Access to St Peter's Cultural Venue to set up performances.

- Blue badge and disabled access.

## RESOLVED

Noting that these options had still to be considered by the Policy Committee who had commissioned the drawings, the Planning Committee expressed an initial preference for traffic following the existing access between St Peter's and the Town Hall.

## 6. Planning applications

DC/21/03643      **Proposal:** Full Planning application – Change of use from Café to part retail and part residential on ground floor, change of use from shed to holiday let, change of use of disused ancillary cellar to commercial use and associated works to facilitate these as detailed within the Design and Access statement, planning statement and Heritage Statement and drawings.  
**Location:** 53 Ballingdon Street, Sudbury. CO10 2BZ.

**RECOMMENDED – REFUSE – Concern over reduction of parking for business use as well as the poor access and egress onto this busy section of the A131 without the necessary splays. Concern that this would be overdevelopment of the site. Members would like to see detailed assessments from Heritage and Highways.**

DC/21/03644      **Proposal:** Application for Listed Building Consent – Change of use from Café to part retail and part residential on ground floor, change of use from shed to holiday let, change of use of disused ancillary cellar to commercial use and associated works to facilitate these as detailed within the Design and Access statement, planning statement and Heritage Statement and drawings.  
**Location:** 53 Ballingdon Street, Sudbury. CO10 2BZ.

**RECOMMENDED – REFUSE – Concerns as above.**

DC/21/04056      **Proposal:** Discharge of conditions Application for B/15/01718 – Condition 30 (Construction Environmental Managements Plan).  
**Location:** Chilton Woods Mixed Development to the North of Woodhall Business Park, Sudbury.

**RECOMMENDED – APPROVE – Noting and supporting the concerns from Environmental Health about timings for Saturdays.**

DC/21/04230      **Proposal:** Notification for works to trees in a Conservation Area – Remove 3no low hanging branches from 1no Eucalyptus (branches hanging low). The reason for this work is that we have a young child who can reach and pull on the branches and also an elderly relative with Parkinson's Disease who finds it difficult to move freely in the garden. Overall, the look of the tree will remain unaffected.  
**Location:** The Old Manse, 28 The Croft, Sudbury. CO10 1HW

**RECOMMENDED – APPROVE.**

DC/21/04247      **Proposal:** Planning application – Demolition of existing lobby and canopy. Construction of an extension to the existing building.  
**Location:** 11, Northern Road, Chilton Industrial Estate, Sudbury. CO10 2XQ.

**RECOMMENDED – APPROVE.**

DC/21/04284      **Proposal:** Planning application – Conversion of a three-storey town house to provide a ground floor bed sit and a 2 bed maisonette to the first and second floors.  
**Location:** 6 New Street, Sudbury. CO10 1JB.

**RECOMMENDED – APPROVE – Noting and supporting the Heritage comments.**

DC/21/04301      **Proposal:** Householder planning application – Erection of a Studio outbuilding (following demolition of garage).  
**Location:** 35 Meadow View Road, Sudbury. CO10 7NZ.

**RECOMMENDED – REFUSE – Concern that this studio has the potential to be used as a dwelling.**

DC/21/04400      **Proposal:** Householder Application – Erection of single storey side and rear extensions (amended scheme to that approved under DC/21/00443).  
**Location:** Fangorn, 20 Abbey Road, Sudbury. CO10 1LA.

**RECOMMENDED – APPROVE.**

The meeting closed at 8.20 pm

Signed .....  
 Chairman