

**SUDBURY TOWN COUNCIL**

**MINUTES OF THE PLANNING DEVELOPMENT AND HIGHWAYS COMMITTEE MEETING  
HELD IN THE TOWN HALL ON 2<sup>nd</sup> JANUARY 2024 COMMENCING AT 5.30 PM**

Committee members present: Mr N Bennett - in the chair.  
Mr S Hall  
Mr A Osborne  
Mrs J Osborne - Mayor ex-officio  
Miss A Owen  
Mr T Register  
Mr A Stohr

Officers in attendance: Mr C Griffin - Town Clerk

1. **Substitutes and Apologies**

Apologies had been received from Councillors Ms J Carter and Mr N Younger.

Councillor Mrs J Rawlinson was absent, but no apologies had been received.

2. **Declarations of Interest**

Councillors Mr Osborne, Miss Owen and Mr Register 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. **Minutes**

**RESOLVED**

**That the minutes of the previous meeting held on the 18<sup>th</sup> December 2023 be confirmed as an accurate record and signed by the Chairman.**

6. **Actions from previous minutes**

There were no outstanding actions from previous meetings to update members.

7. Planning Applications

DC/23/04964 Proposal: Application for Approval of Reserved Matters following grant of Outline Planning Permission with all matters reserved DC/20/02808 – Submission of details for Access, appearance, scale, landscaping and layout for erection of 1 no dwelling including details for condition 9 (surface water drainage details) and Condition 10 (construction management plan).

Location: Land at junction of Church Street and Friars Street, Sudbury.

**RESOLVED – To recommend refusal on the same grounds as when this application had been considered on 6<sup>th</sup> November 2023.**

**That the Construction Management Plan did not pay enough attention to the risk to children crossing the road to school and to other pedestrians.**

**That the proposed height of the perimeter wall created a blind spot for traffic turning the corner.**

**That the design of the dwelling was not in keeping with the buildings around it and did not contribute to the historical content of the conservation area.**

DC/23/05709 Proposal: Planning application. Construction of 9no dwellings (Use Class C3) (Block B), alterations to openings and provision of a green roof/communal garden to Block A, alterations to parking area and associated works.

Location: Belle Vue Place, Belle Vue Road, Sudbury. CO10 2PQ.

**RESOLVED – To recommend refusal on the grounds that this was overdevelopment of the site and would have a negative impact on the amenity for local residents.**

**That the proposed roof terrace would cause noise and disturbance to local residents.**

**That the CMP for the previous development had not been adhered to and work had continued on Sundays and other forbidden periods.**

**There would be insufficient parking for the additional flats and this would have a knock-on impact to parking on nearby streets.**

DC/23/05821 Proposal: Notification of works to trees in a Conservation Area – Proposed pollarding to approximately 15ft of 6/7 Poplar and Willow Trees as part of a long-term management and conservation program.

Location: Woodland behind 23-28 Ballingdon Street, Sudbury. CO10 2BT.

**RESOLVED – To recommend approval.**

DC/23/05872

Proposal: Application under S73 for Removal or Variation of a Condition following grant of Planning Permission DC/20/03810 dated 11/06/2021. Town and Country Planning Act 1990 Erection of a new garden centre building (Use Class E) including restaurant, enclosed and open canopies and outdoor sales area. Erection of a glasshouse and store. Partial demolition of and erection of an extension to the existing garden centre building (to be used for Use Class E). Erection of a replacement potting shed. External alterations of the existing barn. Erection of electricity sub-stations and an electricity distribution building. Provision of landscaping, car parking areas, wildlife area and outdoor events space. To vary Conditions 2 (Approved Plans and Documents, 5 (Construction Management, 10 (Surface Water) and 12 (Surface Water Management) and introduction of phasing plan..

Location: Perrywood Garden Centre Newton Road Sudbury Suffolk CO10 0PZ.

**RESOLVED – To recommend approval subject to the issues raised by Suffolk County Council being resolved.**

8. Highways list

That the following items be added to the highways list;

- The hedgerows at the top of Ballingdon Hill on both sides of the boarder with Essex were blocking the footpath.
- That the road outside the Christopher Centre had flooded due to a blocked drain.

The meeting closed at 6:01 pm

Signed .....  
Chairman

