

**Needham Market Town Council**

**Planning Committee**

**14<sup>th</sup> November 2022**

Attendees: Cllrs, O'Shea, in the chair, Lee, Cave, Ost, Farrow, Lawrence.

One member of the public

1. Apologies for absence. Cllrs. Annis, J. Reardon, A. Reardon, X. Stansfield.
2. To receive and approve minutes of last meeting,  
Approved
3. Any declarations of Pecuniary or Non-Pecuniary Interests by Councillors.  
Cllr O'Shea, Dental Surgery App. Cllr Cave. Appeal, development Barking Road
4. To approve any dispensations in declared under Item 3  
None.
5. To consider Applications for Planning Permission

**New Applications available at time of the agenda.**

**DC/22/05165** LB Old Bank House, 129 High Street Needham Market

Application for Listed Building Consent.

Recommended for approval with comments regarding public right of way and attention to dormer windows. Response date was required by 8<sup>th</sup> November so responded via email to MSDC.

**DC/22/05164** Old Bank House. 129 High Street Needham Market.

Application for Planning Permission, ground floor dental practice, first floor, 3 residential flats. Discussion of the application at this meeting reinforced the previous decision, also recommended for approval via email to MSDC.

**DC/22/05207** Signage for Shell Needham Market, Norwich Road.

Application already discussed on-line due to the response date of 9<sup>th</sup> November and no objections were raised.

**Notification of Planning Appeal - AP/22/00081**

Land to the north of Barking Road Needham Market,

Application for Outline Planning Permission (Access to be considered, Appearance, Landscape, Layout and Scale to be reserved) Town and Country Planning Act 1990.

Erection of up to 279 No. dwellings (including 100 affordable) (re-submission of DC/20/05046).

Details to be found in MSDC planning reference 21/06882

This appeal, details of which had already been circulated to all councillors and previously discussed by e-mail, had already resulted in a visit by an objector to the original application. The NMTC Planning Consultant has been appointed to prepare a report on the Appeal which we can use as a basis for our response. The planning committee resolved to alert the public to this appeal as soon as possible. The Town Clerk asked to print enough copies of a letter from our planning committee explaining the situation and what objectors need to do to register their objection with BMSDC, together with a copy of the letter sent to previous objectors by BMSDC so that planning committee members can hand deliver throughout the town as soon as possible. Also possibly an A3 poster be printed for the town notice boards.

The committee also resolved to organise a public drop-in event in the Green Room on Wednesday 23<sup>rd</sup> November, staffed by PC members.

Our planning consultant has now prepared her report and has agreed to represent the Town Council at the appeal, highlights of the consultant's report were shared by the chair with the committee. Comments were made including a need to inform the consultant the Doctor's surgery has publicly circulated they are unable to take on any new patients due to severe staff shortages. The construction of a possible 279 new dwellings would considerably add to these problems.

#### **6.Items from the Town Clerk. None**

From Chair.

Decision notice

DC/22/05162 Application at 'Hyphll' Barrett's Lane to demolish the existing property and replace with 6 static caravans

Planning permission has been refused. This had been recommended refusal by the Town Council's planning committee at an earlier meeting. Reasons given being the distance from the established town centre, lack of footpaths on single track access roadway.

#### **7.To progress the Needham Market Neighbourhood Plan review**

No further comment at this stage.

Next Planning Committee meeting to be held Monday 12<sup>th</sup> December at 7pm in the Green Room

Meeting closed at 19.55