

# Public Document Pack



	<b>DEVELOPMENT CONTROL COMMITTEE B</b>
<b>DATE:</b>	<b>WEDNESDAY, 26 OCTOBER 2022 9.30 AM</b>
<b>VENUE:</b>	<b>KING EDMUND CHAMBER, ENDEAVOUR HOUSE, 8 RUSSELL ROAD, IPSWICH</b>

For consideration at the meeting on Wednesday, 26 OCTOBER 2022, the following additional or updated papers that were unavailable when the Agenda was printed.

## **TABLED PAPERS**

		<u>Page(s)</u>
a	<b>DC/22/04313 UNIT 1, GIPPING WAY, STOWMARKET, IP14 1RA</b>	3 - 6
b	<b>DC/21/05596 LAND AT PIPPS FORD, A14 SLIP OFF TO A140, CODDENHAM, SUFFOLK, IP6 8LJ</b>	7 - 8

For more information about this meeting, including access arrangements and facilities for people with disabilities, please contact the Committee Officer, A. Norman on: 01473 296384 or Email: [Committees@baberghmidsuffolk.gov.uk](mailto:Committees@baberghmidsuffolk.gov.uk)

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# Agenda Item 7a

## TABLED PAPERS

### Mid Suffolk Planning Committee

Wednesday 26<sup>th</sup> October 2022

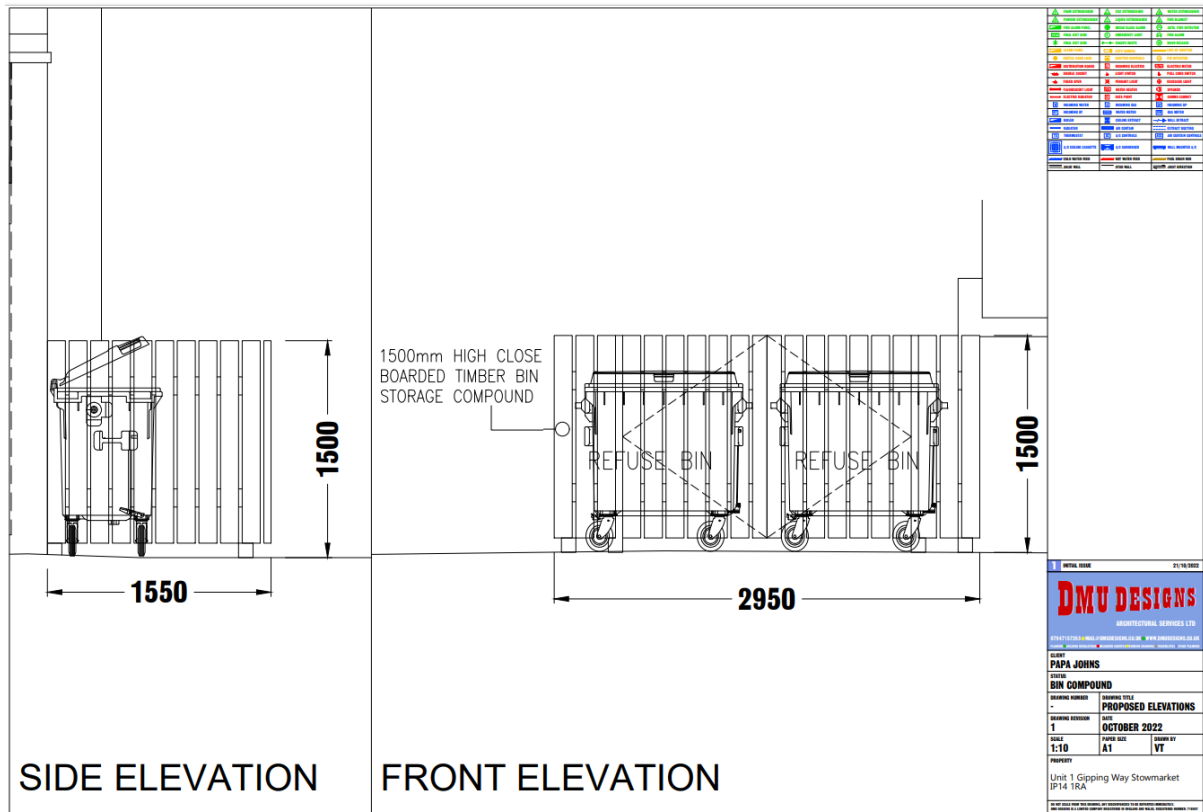
#### DC/22/04313

Full Planning Application - Subdivision and part change of use of unit (former vacant Poundland Class E(a) retail unit) to a hot food takeaway (Sui Generis) including new glazed frontage, creation of side access, extraction flue system and 3No Condenser Units.

Unit 1, Gipping Way, Stowmarket, Suffolk IP14 1RA

- Further information has been submitted regarding the waste storage arrangements shown in Appendix 1. This information is considered acceptable and the condition relating to a litter collection protocol is no longer required.
- The litter management plan (Appendix 2) has now been submitted. The condition will now be worded to review the waste management after 12 months.
- A plan showing two cycle stands has now been submitted therefore, it is considered that the site has the ability to have cycle stands however, a total of four cycle stands is required. (Appendix 3)
- The agent has confirmed that driver permits will be submitted. This condition will be after 4 weeks of first occupation.

# Appendix 1 – Bin Storage Plan



## Appendix 2 – Litter Management Plan



### Litter Management Plan

**Address: Unit 1 Gipping Way Stowmarket, IP14 1RA**  
**Planning Application Ref. DC/22/04313**

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This litter management plan is submitted in support of a planning application for a change of use of the above unit to a pizza takeaway.

The Applicant (Papa John's) agrees to undertake a daily litter pick between the hours 11.00 – 12.00 daily. The litter pick is intended to collect litter discarded by the store's customers only and any litter with Papa John's branding.

For clarification, the litter pick will cover the area denoted by the blue line in image 1 below.

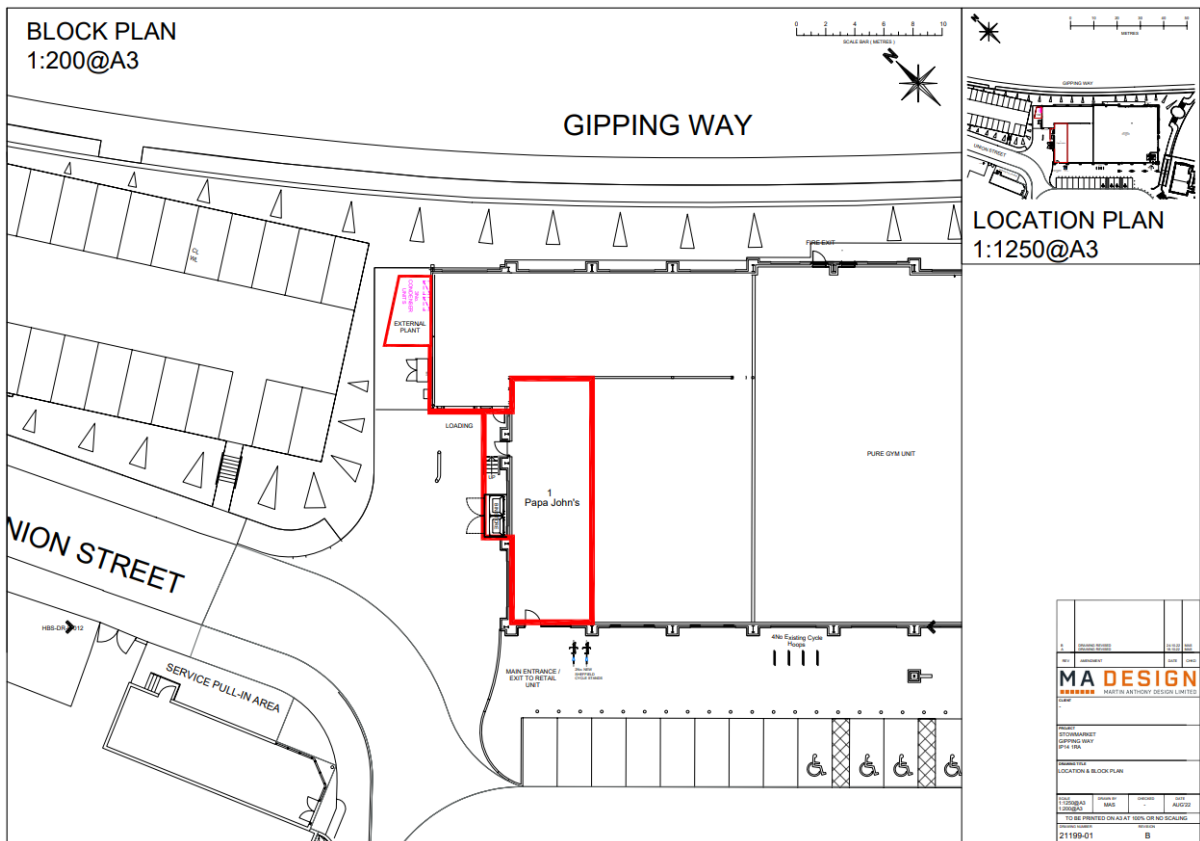
Image 1 – Litter Pick Area.



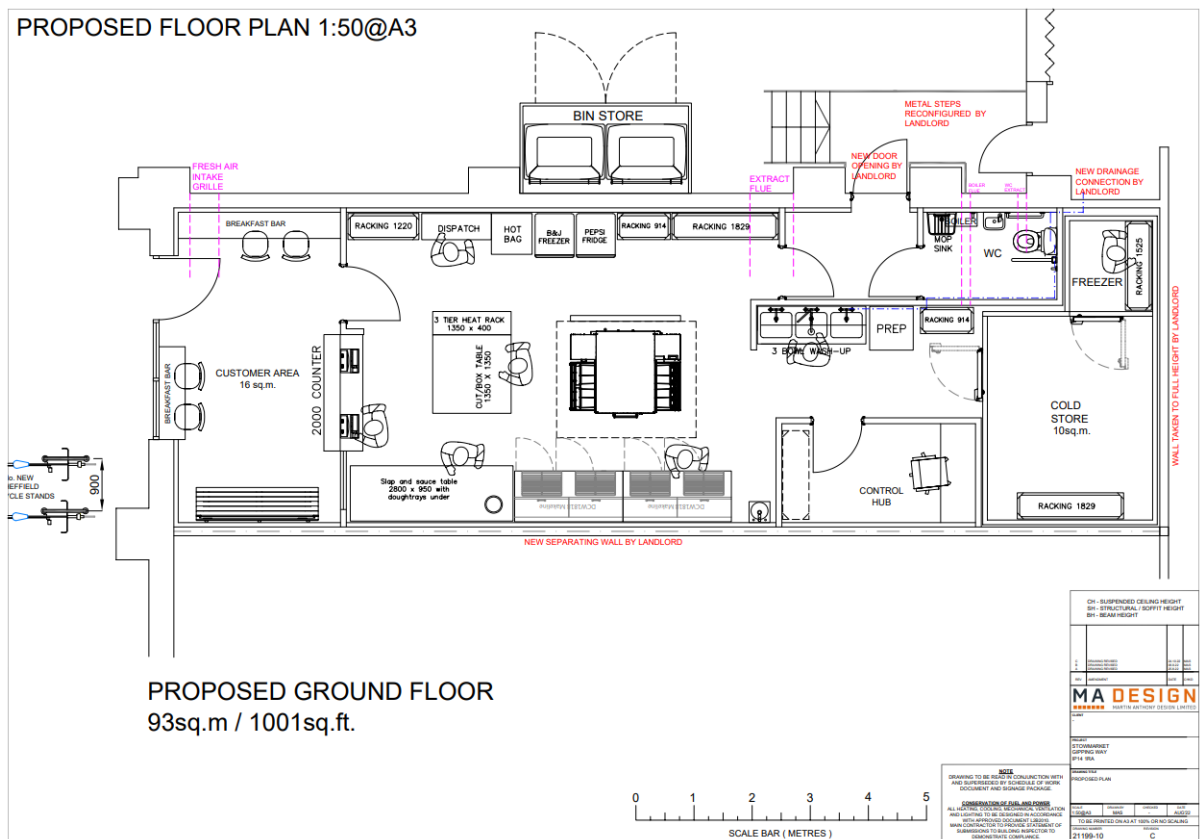
#### **Customer Litter Bin**

The Applicant has also committed to providing a new litter bin which will be located within the customer area of the Unit.

### Appendix 3 – Cycle Stand Plan



### Appendix 4 – Proposed Floor Plan (including cycle stands and bin storage)



# Agenda Item 7b

DC/21/05596

## **Heritage**

For clarification, the public benefits of the scheme that are considered to outweigh the low level of less than substantial heritage harm include economic benefits arising from direct job creation, coupled alongside the creation of a training facility offering accredited training to upskill both the local workforce and those from further afield. The site will facilitate the expansion of an established business (Construction Training Services) meeting training demands, whilst supporting the local economy, including other local businesses. There are no training facilities offering this kind of training within the district or nearby, with the nearest being located in Kentford, Newmarket.

## **Additional conditions to be added to the recommendation:**

- Notwithstanding the submitted information, details of boundary treatment (soft and hard) along the Public Right of Way and between the equestrian and training area to be agreed.
- If the telehandler training tower is no longer in active use it will be removed from the site.

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